



## Cochise County Board of Supervisors

Public Programs...Personal Service  
www.cochise.az.gov

**PATRICK G. CALL**  
Chairman  
District 1

**ANN ENGLISH**  
Vice-Chairman  
District 2

**RICHARD R. SEARLE**  
Supervisor  
District 3

**JAMES E. VLAHOVICH**  
County Administrator

**ARLETHE G. RIOS**  
Clerk of the Board

### **AGENDA FOR REGULAR BOARD MEETING**

**Tuesday, July 14, 2015 at 10:00 AM**

BOARD OF SUPERVISORS HEARING ROOM  
1415 MELODY LANE, BUILDING G, BISBEE, AZ 85603

**ANY ITEM ON THIS AGENDA IS OPEN FOR DISCUSSION AND POSSIBLE ACTION**

**PLEDGE OF ALLEGIANCE**

**THE ORDER OR DELETION OF ANY ITEM ON THIS AGENDA IS SUBJECT TO MODIFICATION AT THE MEETING**

#### **ROLL CALL**

*Members of the Cochise County Board of Supervisors will attend either in person or by telephone, video or internet conferencing.*

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*Note that some attachments may be updated after the agenda is published. This means that some presentation materials displayed at the Board meeting may differ slightly from the attached version.*

### **CONSENT**

#### **Board of Supervisors**

1. Approve the Minutes of the regular meeting of the Board of Supervisors of June 23, 2015.
2. Approve an application for a temporary Extension of Premises liquor license submitted by Mr. Keith Wilson for American Legion #52 located at 12 Theater Drive, Sierra Vista, AZ 85635 on July 18, 2015, for the American Legion State Convention.
3. Approve a liquor license application for a series 16 (Wine Festival/Wine Fair) submitted by Mr. James Hill Graham for a Wine Festival to be held at Triangle T Guest Ranch, 4190 Dragoon Road, Dragoon, 85609 on July 25 and 26, 2015.
4. Approve a liquor license application for a series 16 (Wine Festival/Wine Fair) submitted by Mr. Scott Dahmer for a Wine Festival to be held at Triangle T Ranch located at 4190 Dragoon Road, Dragoon, 85609 on July 25 and 26, 2015.

## **Community Development**

5. Approve the renewal of Contract No. IFB 11-44-HFP-04 for Concrete and Related Items with Klump Materials, Cemex, Willcox Rock & Sand and Maddux & Sons for the Community Development Highway and Floodplain Division in the not to exceed amount of \$100,000 for the period of July 1, 2015 through June 30, 2016.

## **County Sheriff**

6. Approve Department of Justice (DOJ) Grant funding in the amount of \$25,189 for use in purchase of ten vehicle docking stations to be installed in Sheriff's office vehicles.

## **Finance**

7. Approve demands and budget amendments for operating transfers.

## **Fleet Services**

8. Approve the renewal of Contract No. IFB 12-22-HFM-04 for bulk fuel (unleaded and diesel) to Senergy Petroleum, LLC for the Fleet Services Department in the not to exceed amount of \$2,000,000 for the period of July 1, 2015 through June 30, 2016.

## **Health & Social Services**

9. Approve the Intergovernmental Agreement (IGA) Amendment 6 between Arizona Department of Health Services and Cochise Health and Social Services for additional funding in the amount of \$47,331 for Ebola and Infectious Disease Preparedness and Response for the period of April 1, 2015 through August 30, 2016.

## **Information Technology**

10. Adopt Resolution 15-15 adopting an Open Geospatial Data Policy for the benefit of the public.

## **Juvenile Probation**

11. Adopt Resolution 15-16 to approve fiscal year 2015-16 Family Counseling Funding as provided by the Arizona Supreme Court, Administrative Office of the Courts (AOC), Juvenile Justice Services Division (JJSD) in the amount of \$15,952 and the required \$3,066 matching funds as budgeted in the general fund budget submitted by Juvenile Court Services.
12. Approve a Proclamation declaring July 12 through July 18, 2015 as Probation, Parole and Community Supervision Week in Cochise County.

## ***ACTION***

## **Community Development**

13. Approve Docket S-12-10, a tentative plat for Conservation Subdivision J-6 Ranch, Lots 1-42, Block 1 and Common Areas A, B and C Subdivision (herein known as J-6 Ranch Lots 1-42).

## **CALL TO THE PUBLIC**

*This is the time for the public to comment. Members of the Board may not discuss items that are not specifically identified on the agenda.*

## **REPORT BY JAMES E. VLAHOVICH, COUNTY ADMINISTRATOR -- RECENT AND PENDING COUNTY MATTERS**

## **SUMMARY OF CURRENT EVENTS**

**Report by District 1 Supervisor, Patrick Call**

**Report by District 2 Supervisor, Ann English**

**Report by District 3 Supervisor, Richard Searle**

Pursuant to the Americans with Disabilities Act (ADA), Cochise County does not, by reason of a disability, exclude from participation in or deny benefits or services, programs or activities or discriminate against any qualified person with a disability. Inquiries regarding compliance with ADA provisions, accessibility or accommodations can be directed to Chris Mullinax, Safety/Loss Control Analyst at (520) 432-9720, FAX (520) 432-9716, TDD (520) 432-8360, 1415 Melody Lane, Building F, Bisbee, Arizona 85603.

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**Cochise County Board of Supervisors**  
1415 Melody Lane, Building G Bisbee, Arizona 85603  
520-432-9200 520-432-5016 fax board@cochise.az.gov

Consent 1.

Board of Supervisors

Regular Board of Supervisors Meeting

Meeting Date: 07/14/2015

Minutes

Department: Board of Supervisors

Presentation: No A/V Presentation

Document Signatures:

Recommendation:

# of ORIGINALS

Submitted for Signature:

NAME n/a

TITLE n/a

of PRESENTER:

of PRESENTER:

Mandated Function?:

Source of Mandate  
or Basis for Support?:

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Information

Agenda Item Text:

Approve the Minutes of the regular meeting of the Board of Supervisors of June 23, 2015.

Background:

Minutes

Department's Next Steps (if approved):

Signed minutes routed for processing and posted on the internet.

Impact of NOT Approving/Alternatives:

n/a

To BOS Staff: Document Disposition/Follow-Up:

Send to the Recorder's Office for microfiche purposes.

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Budget Information

*Information about available funds*

Budgeted: ☐

Funds Available: ☐

Amount Available:

Unbudgeted: ☐

Funds NOT Available: ☐

Amendment: ☐

Account Code(s) for Available Funds

1:

Fund Transfers

Attachments

No file(s) attached.

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## Board of Supervisors

## Regular Board of Supervisors Meeting

Meeting Date: 07/14/2015

Temporary Extension of Premises Liquor License American Legion #52

Submitted By: Arlethe Rios, Board of Supervisors

Department: Board of Supervisors

Presentation: No A/V Presentation

Document Signatures:

Recommendation:

# of ORIGINALS

Submitted for Signature:

NAME n/a

TITLE n/a

of PRESENTER:

of PRESENTER:

Mandated Function?:

Source of Mandate  
or Basis for Support?:

## Information

## Agenda Item Text:

Approve an application for a temporary Extension of Premises liquor license submitted by Mr. Keith Wilson for American Legion #52 located at 12 Theater Drive, Sierra Vista, AZ 85635 on July 18, 2015, for the American Legion State Convention.

## Background:

Mr. Keith Wilson has applied for a temporary Extension of Premises/Patio liquor license for American Legion #52 located at 12 Theater Drive, Sierra Vista, AZ 85635. The temporary extension is for July 18, 2015, for the American Legion State Convention. The Sheriff's Office has no recommendation and Planning and Zoning has recommended approval of the application. Supporting documentation regarding this liquor license is on file with the Clerk of the Board of Supervisors.

## Department's Next Steps (if approved):

Board staff will forward the Board's decision to the ADLLC.

## Impact of NOT Approving/Alternatives:

The applicant will not be able to serve liquor outside of the established premises.

## To BOS Staff: Document Disposition/Follow-Up:

Board staff will forward the Board's decision to the ADLLC.

## Budget Information

*Information about available funds*

Budgeted: ☐Funds Available: ☐

Amount Available:

Unbudgeted: ☐Funds NOT Available: ☐Amendment: ☐

Account Code(s) for Available Funds

1:

Fund Transfers

Attachments

Application

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Arizona Department of Liquor Licenses and Control  
800 W Washington 5th Floor  
Phoenix AZ 85007-2934  
www.azliquor.gov  
(602) 542-5141

FOR DLLC USE ONLY

Date payment received:

CSR initials:

**APPLICATION FOR EXTENSION OF PREMISES/PATIO PERMIT**

This application must be returned to the Department of Liquor  
(Notice: Allow 30-45 days to process permanent change of premises)

☐ Permanent change of area of service. **A NON-REFUNDABLE \$50 FEE WILL APPLY.** Specific purpose for change:

☒ Temporary change for date(s) of: 07/18/15 through 07/18/15 List specific purpose for change:  
40 & 8 STATE CONVENTION (FRATERNAL ORG.) (FROM 8:00 A.M. UNTIL 2:00 P.M.)

1. Licensee's Name: WILSON KEITH NONE  
Last First Middle

2. Mailing Address: 12 THEATER DRIVE, SIERRA VISTA, AZ. 85635-1565  
Street City State Zip

3. Business Name: AMERICAN LEGION POST 52 License # 14020001

4. Business Address: 12 THEATER DRIVE, SIERRA VISTA, AZ. 85635-1565  
Street City State Zip

5. Contact phone: (520) 459-6050 Business phone: (520) 459-6050

6. Email: kathreansmithp@gmail.com KathreanpSmith@gmail.com

7. Is extension of premises/patio complete?  
☐ N/A ☐ Yes ☒ No If no, what is your estimated completion date? 07/18/15

8. Do you understand Arizona Liquor Laws and Regulations?  
☒ Yes ☐ No

9. Does this extension bring your premises within 300 feet of a church or school?  
☐ Yes ☒ No

10. Have you received approved Liquor Law Training?  
☒ Yes ☐ No If yes, when does your Certificate expire? Date: 08/13/17

11. What security precautions will be taken to prevent liquor violations in the extended area?  
CITY BARRIERS WITH TAPE AND SECURITY PERSONNEL PRESENT

12. **IMPORTANT:** ATTACH THE REVISED FLOOR PLAN CLEARLY DEPICTING YOUR LICENSED PREMISES AND WHAT YOU PROPOSE TO ADD.

☐ Barrier Exemption: an exception to the requirement of barriers surrounding a patio/outdoor serving area may be requested. Barrier exemptions are granted based on public safety, pedestrian traffic, and other factors unique to a licensed premise. List specific reasons for exemption:

Investigation Recommendation: ☐ Approval ☐ Disapproval by: \_\_\_\_\_ Date: \_\_\_\_/\_\_\_\_/\_\_\_\_

**ⓈOBTAIN APPROVAL FROM LOCAL GOVERNING BODY BEFORE SUBMITTING TO THE DEPARTMENTⓈ**

Ⓢ After completing the application, please take this application to your local Board of Supervisors, City Council or Designate for their recommendation. This recommendation is not binding on the Department of Liquor.

This change in premises is RECOMMENDED by the local Board of Supervisors, City Council or Designate:

\_\_\_\_\_  
(Authorized Signature)

\_\_\_\_\_  
(Title)

\_\_\_\_\_  
(Agency)

\_\_\_\_\_  
Date

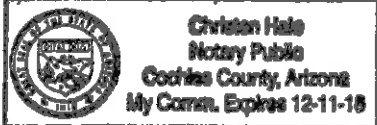
I, Kathleen Hellen Smith declare that I am the APPLICANT and, under penalty of  
(Print full name)  
perjury, making the foregoing application. I have read this application and the contents and all statements are true, correct and complete.

x Kathleen Hellen Smith Manager 6/22/15 (520)458-6050  
(Signature) Title/ Position Date Phone #

The foregoing instrument was acknowledged before me this 22 June 2015  
Day Month Year

State Arizona County of cochise

My Commission Expires on: Dec 11, 2018



Date

Christian Hale

Signature of Notary Public

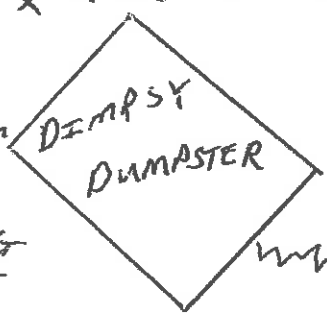
Investigation Recommendation: ☐ Approval ☐ Disapproval by: \_\_\_\_\_ Date: \_\_\_\_/\_\_\_\_/\_\_\_\_

Director Signature required for Disapprovals \_\_\_\_\_ Date: \_\_\_\_/\_\_\_\_/\_\_\_\_

STREET

CHAIN LINK FENCE

XXXXXXXXXXXXXXXXXXXXXXXXXXXX  
← TAPE →



AMERICAN LEGION  
BUILDING

12 THEATER DR.  
SIERRA VISTA, AZ  
85635

CITY STR  
BARRIERS  
PARKING LOT

EXT. OF  
PREMISE AREA  
REQUEST

ANNEX  
DOORS

TAPE

HALL  
DOOR

CITY STR.  
BARRIERS

TAPE

PARKING LOT

MAIN  
ENTRANCE

## Board of Supervisors

## Regular Board of Supervisors Meeting

Meeting Date: 07/14/2015

Golden Rule Vineyards Wine Festival

Submitted By: Arlethe Rios, Board of Supervisors

Department: Board of Supervisors

Presentation: No A/V Presentation

Document Signatures:

Recommendation:

# of ORIGINALS

Submitted for Signature:

NAME Arlethe G. Rios

TITLE Clerk of the Board

of PRESENTER:

of PRESENTER:

Mandated Function?:

Source of Mandate  
or Basis for Support?:

## Information

## Agenda Item Text:

Approve a liquor license application for a series 16 (Wine Festival/Wine Fair) submitted by Mr. James Hill Graham for a Wine Festival to be held at Triangle T Guest Ranch, 4190 Dragoon Road, Dragoon, 85609 on July 25 and 26, 2015.

## Background:

Mr. James Hill Graham has applied for a series 16 (Wine Festival/Wine Fair). The Wine Festival will be located at the Triangle T Guest Ranch, 4190 Dragoon Road, Dragoon, 85609 on July 25 and July 26, 2015 for the annual Garlic Festival. The Sheriff's Office and Planning and Zoning recommend approval of the application and the fee has been paid. Supporting documentation regarding this liquor license is on file with the Clerk of the Board of Supervisors.

## Department's Next Steps (if approved):

Board staff will forward the Board's decision to the ADLLC.

## Impact of NOT Approving/Alternatives:

The applicant will not be able to host the event.

## To BOS Staff: Document Disposition/Follow-Up:

Fax to ADLLC.

## Budget Information

*Information about available funds*

Budgeted: ☐Funds Available: ☐

Amount Available:

Unbudgeted: ☐Funds NOT Available: ☐Amendment: ☐

Account Code(s) for Available Funds

1:

Fund Transfers

Attachments

Application

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Arizona Department of Liquor Licenses and Control  
800 W Washington 5th Floor  
Phoenix AZ 85007-2934  
www.azliquor.gov  
(602) 542-5141

FAIR/FESTIVAL LICENSE APPLICATION  
A.R.S. §4-203.03 Farm Winery / A.R.S. §4-205.11 Craft Distillery  
A.R.S. §4-203.02 At Special Event

A service fee of \$25 will be charged for all dishonored checks (A.R.S. 44-6852). When the days of the fair/festival are not consecutive, a separate license for each uninterrupted period is needed.

**SECTION 1** Application type:

☐ Wine Fair ☒ Wine Festival ☐ Craft Distillery Fair ☐ Craft Distillery Festival

1. Applicant's Name: James Hill Graham, Daytime Phone #: (520) 507-2400

2. Business name: Golden Rule Vineyards, Liquor license #: 13023032  
farm winery or craft distillery

Email: \_\_\_\_\_

3. Mailing address: 3525 N Golden Rule Rd, Cochise, AZ 85606  
street address city state zip code

4. Location of fair/festival: Triangle T Guest Ranch, 4190 Dragoon Rd, Dragoon  
street address city county zip code  
Cochise County, 85609

**SECTION 2** Fees, Date & Hours: \$15 per day

Winery festival days permitted: 50 licenses per winery per calendar year for a total of 150 days per winery per calendar year.

Craft Distillery festival days permitted: 25 licenses per craft distillery per calendar year for a total of 75 days per craft distillery per calendar year.

	DATE	DAY OF WEEK	START TIME AM/PM	END TIME AM/PM
1.	<u>7/25/15</u>	<u>Saturday</u>	<u>10:00 AM</u>	<u>5:00 PM</u>
2.	<u>7/26/15</u>	<u>Sunday</u>	<u>10:00 AM</u>	<u>5:00 PM</u>
3.	_____	_____	_____	_____
4.	_____	_____	_____	_____
5.	_____	_____	_____	_____
6.	_____	_____	_____	_____
7.	_____	_____	_____	_____

Please attach an additional sheet if necessary



**SECTION 3** Site Owner Information:

1. Site owner name: Linda Kelly Daytime Phone #: (714) 926-7724  
First Last
2. Site owner mailing address: 4190 Dragon Rd, Dragon, AZ 85609  
street address city state zip code
3. Email Address: Hgr@earthlink.net

**SECTION 4** to complete this application, all questions must be answered:

1. Have you received permission for use of the site for the sale/consumption of liquor from the site owner named in Section 3? ☒ Yes ☐ No
2. Will the liquor you sell/serve be products only manufacture/produced at your licensed premises names in Section 1? ☒ Yes ☐ No
3. List the number of Fair/Festival licenses you have been issued in the current calendar year 5
4. List the number of days you have held a licensed Fair/Festival in the current calendar year 10
5. What security and control measures will you take to prevent violations of state liquor laws at this event?
- # of Police Officers on Site      Fencing ☒ Yes ☐ No
- 2 # of Security Personnel on Site      Barriers ☐ Yes ☐ No
6. I am familiar with and have read statues for Arizona's fair/festival privileges, requirements and penalties? (Farm Winery A.R.S. §4-203.03, Craft Distillery A.R.S. §4-205.11, either being held at a Special Event A.R.S. §4-203.02) ☒ Yes ☐ No
7. I have taken responsible steps to ensure individuals operating the fair/festival licensed premises and employees who serve, sell or furnish liquor at this fair/festival have knowledge of Arizona liquor laws? (R19-1-302) ☒ Yes ☐ No

**Section 5** Licensed premises diagram. The licensed premises for your fair/festival is the area you are authorized to sell, dispense or serve alcoholic beverages under the provisions of your license identified in Section 1, line #2 of this application. Use this page to draw a diagram of your special event licensed premise. Please include dimensions of the premises, serving areas, fencing, barricades, or other control measures and security positions.

N↑

see attached map, Exhibit A.  
Fencing around property.  
Vendor booth V2.

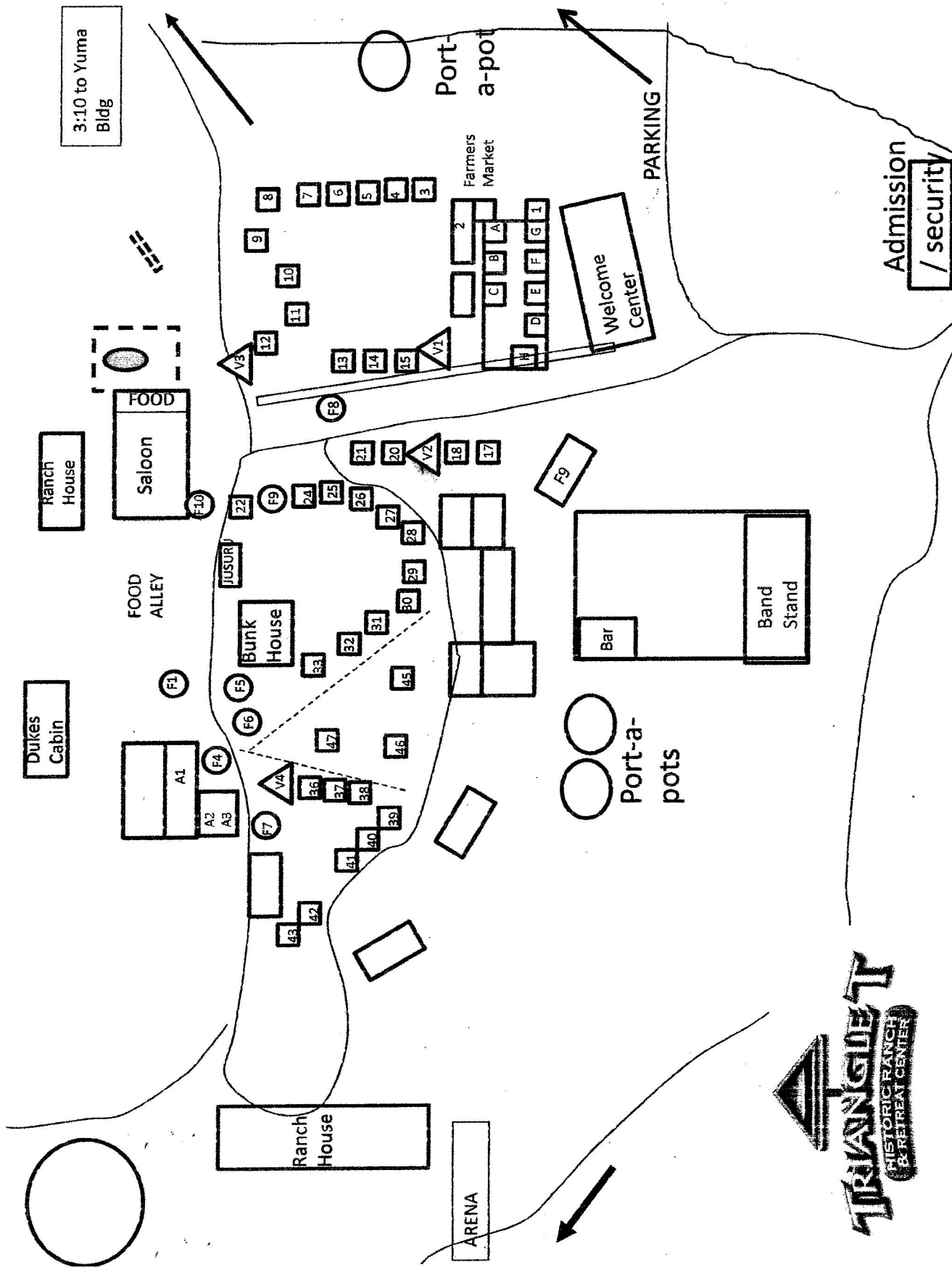


Exhibit A.  
Section 5.

goldenrule vineyards  
Wine Festival app.

Vendor  
booth V2.

**Section 6** This sections to be completed only by the applicant named in section #1

I, James Hill Graham declare that I am the APPLICANT filing this application as listed in  
(print full name)

Section 8. I have read the application and the contents and all statements are true, correct and Complete.

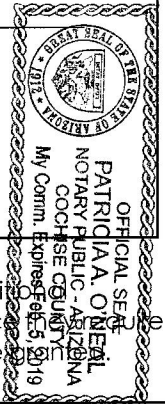
x James Hill Graham Agent/Owner 7/2/2015 (520) 507-2400  
(signature) Title/ Position Date Phone #

The foregoing instrument was acknowledge before me this 2nd July 2015  
Day Month Year

State Arizona County of Cochise

My Commission Expires on: 020519  
Date

[Signature]  
Signature of Notary Public



The local governing body (city, town or municipality where the fair/festival will take place) may require additional applications to be completed and submitted. Please check with local government as to how far in advance these applications to be submitted. Additional licensing fees may also be required before approval may be granted.

**Section 7** Local Governing Body Approval Section

I, \_\_\_\_\_ recommend ☐ APPROVAL ☐ DISAPPROVAL  
(government official) (Title)

on behalf of \_\_\_\_\_  
(City, Town, County) Signature Date Phone #

FOR DEPARTMENT OF LIQUOR USE ONLY

☐ APPROVAL ☐ DISAPPROVAL BY:

DATE:

## Board of Supervisors

## Regular Board of Supervisors Meeting

Meeting Date: 07/14/2015

Aridus Vineyards Wine Festival

Submitted By: Arlethe Rios, Board of Supervisors

Department: Board of Supervisors

Presentation: No A/V Presentation

Document Signatures:

Recommendation:

# of ORIGINALS

Submitted for Signature:

NAME Arlethe G. Rios

of PRESENTER:

TITLE

Clerk of the Board

of PRESENTER:

Mandated Function?:

Source of Mandate

or Basis for Support?:

## Information

## Agenda Item Text:

Approve a liquor license application for a series 16 (Wine Festival/Wine Fair) submitted by Mr. Scott Dahmer for a Wine Festival to be held at Triangle T Ranch located at 4190 Dragoon Road, Dragoon, 85609 on July 25 and 26, 2015.

## Background:

Mr. Scott Dahmer has applied for a series 16 (Wine Festival/Wine Fair). The Wine Festival will be located at the Triangle T Ranch located at 4190 Dragoon Road, Dragoon, 85607 on July 25 and 26, 2015 from 10 a.m. to 4 p.m. The Sheriff's Office and Planning and Zoning recommend approval of the application and the fee has been paid. Supporting documentation regarding this liquor license is on file with the Clerk of the Board of Supervisors.

## Department's Next Steps (if approved):

Board staff will forward the Board's decision to the ADLLC.

## Impact of NOT Approving/Alternatives:

The applicant will not be able to host the event.

## To BOS Staff: Document Disposition/Follow-Up:

Fax to ADLLC.

## Budget Information

*Information about available funds*

Budgeted: ☐Funds Available: ☐

Amount Available:

Unbudgeted: ☐Funds NOT Available: ☐Amendment: ☐

Account Code(s) for Available Funds

1:

Fund Transfers

Attachments

Application

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Arizona Department of Liquor Licenses and Control  
800 W Washington 5th Floor  
Phoenix, AZ 85007-2934  
www.azliquor.gov  
(602) 542-5141

FOR DLLC USE ONLY

License #:

Date:

Approved by:

**FAIR/FESTIVAL LICENSE APPLICATION**

A.R.S. §4-203.03 Farm Winery / A.R.S. §4-205.11 Craft Distillery  
A.R.S. §4-203.02 At Special Event

A service fee of \$25 will be charged for all dishonored checks (A.R.S. 44-6852). When the days of the fair/festival are not consecutive, a separate license for each uninterrupted period is needed.

**SECTION 1** Application type:

☐ Wine Fair ☒ Wine Festival ☐ Craft Distillery Fair ☐ Craft Distillery Festival

1. Applicant's Name: Arndus Wine Company, LLC Contact Phone #: (520) 954-7891

2. Business name: Arndus Wine Company Liquor license #: 13023028  
Farm Winery or Craft Distillery

3. Email: carrie@arnduswineco.com

4. Mailing address: 145 N. Rainbow Ave Willcox AZ 85643  
Street Address City State Zip Code

5. Location of fair/festival: 4190 Dragon Rd Dragon Pachise 85649  
Street address City County Zip Code

**SECTION 2** Fees, Date & Hours: \$15 per day

Winery festival days permitted: 50 licenses per winery per calendar year for a total of 150 days per winery per calendar year.

Craft Distillery festival days permitted: 25 licenses per craft distillery per calendar year for a total of 75 days per craft distillery per calendar year.

	Date	Day of Week	Start Time AM/PM	End Time AM/PM
1.	<u>July 25, 2015</u>	<u>Saturday</u>	<u>10:00 AM</u>	<u>4:00 PM</u>
2.	<u>July 26, 2015</u>	<u>Sunday</u>	<u>10:00 AM</u>	<u>4:00 PM</u>
3.	<u>                    </u>	<u>                    </u>	<u>                    </u>	<u>                    </u>
4.	<u>                    </u>	<u>                    </u>	<u>                    </u>	<u>                    </u>
5.	<u>                    </u>	<u>                    </u>	<u>                    </u>	<u>                    </u>
6.	<u>                    </u>	<u>                    </u>	<u>                    </u>	<u>                    </u>
7.	<u>                    </u>	<u>                    </u>	<u>                    </u>	<u>                    </u>

Please attach an additional sheet if necessary

**SECTION 3** Site Owner Information:

1. Site owner name: Linda Kelly Daytime Contact Phone #: (714) 926-7724  
First Last
2. Site owner mailing address: PO Box 218 Dragoon AZ 85609  
Street address City State Zip Code
3. Email Address: triangle+guestranch@gmail.com

**SECTION 4** To complete this application, all questions must be answered:

1. Have you received permission for use of the site for the sale/consumption of liquor from the site owner named in Section 3? ☒ Yes ☐ No
2. Will the liquor you sell/serve be products only manufacture/produced at your licensed premises names in Section 1? ☒ Yes ☐ No
3. List the number of Fair/Festival licenses you have been issued in the current calendar year 4
4. List the number of days you have held a licensed Fair/Festival in the current calendar year 11
5. What security and control measures will you take to prevent violations of state liquor laws at this event?
- 4 # of Police Officers on Site Fencing ☒ Yes ☐ No
- 4 # of Security Personnel on Site Barriers ☒ Yes ☐ No
6. I am familiar with and have read statues for Arizona's fair/festival privileges, requirements and penalties? (Farm Winery A.R.S. §4-203.03, Craft Distillery A.R.S. §4-205.11, either being held at a Special Event A.R.S. §4-203.02)  
☒ Yes ☐ No
7. I have taken responsible steps to ensure individuals operating the fair/festival licensed premises and employees who serve, sell or furnish liquor at this fair/festival have knowledge of Arizona liquor laws? (R19-1-302) ☒ Yes ☐ No



**SECTION 5** Licensed premises diagram. The licensed premises for your fair/festival is the area you are authorized to sell, dispense or serve alcoholic beverages under the provisions of your license identified in Section 1, line #2 of this application. Use this page to draw a diagram of your special event licensed premise. Please include dimensions of the premises, serving areas, fencing, barricades, or other control measures and security positions.

See attached map.



**SECTION 6** This section to be completed only by the applicant named in section #1

I, SCOTT DARMON declare that I am the APPLICANT filing this application as listed in  
(Print Full Name)  
Section 8. I have read the application and the contents and all statements are true, correct and Complete.

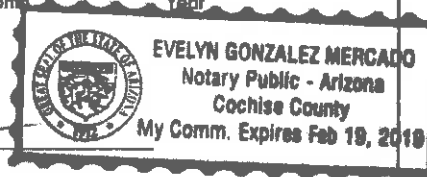
X [Signature] COWNER 07/02/15 520-9546040  
(Signature) Title/ Position Date Phone #

The foregoing instrument was acknowledge before me this 02 July 2015  
Day Month Year

State Arizona County of Cochise

My Commission Expires on: 2/19/2019  
Date

[Signature]  
Signature of Notary Public



The local governing body (city, town or municipality where the fair/festival will take place) may require additional applications to be completed and submitted. Please check with local government as to how far in advance they require these applications to be submitted. Additional licensing fees may also be required before approval may be granted.

**SECTION 7** Local Governing Body Approval Section

I, \_\_\_\_\_ recommend ☐ APPROVAL ☐ DISAPPROVAL  
(Government Official) (Title)

on behalf of \_\_\_\_\_  
(City, Town, County) Signature Date Phone #

FOR DEPARTMENT OF LIQUOR USE ONLY

☐ APPROVAL ☐ DISAPPROVAL BY: \_\_\_\_\_ DATE: \_\_\_\_\_

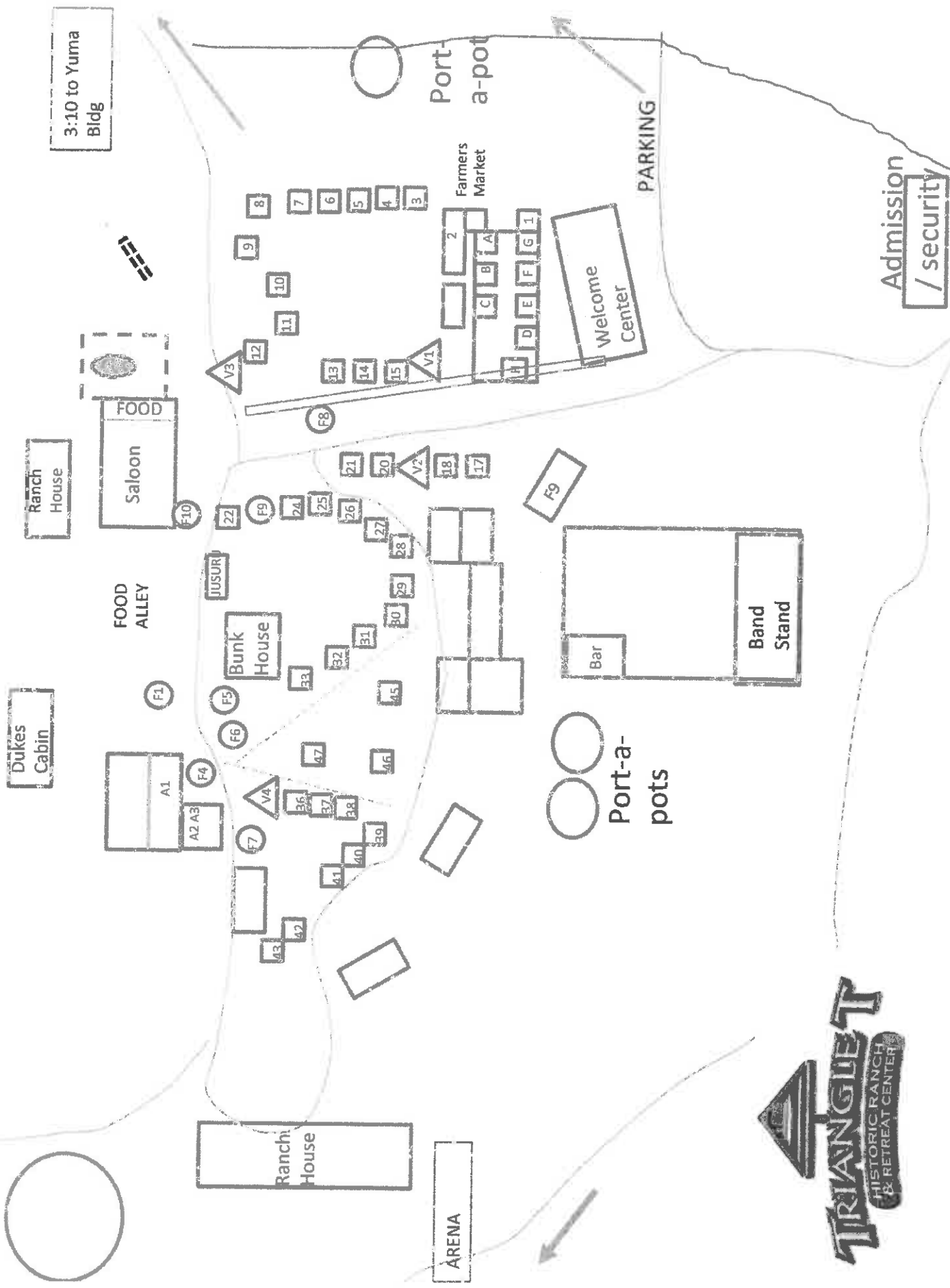
**A.R.S. § 41-1030. Invalidity of rules not made according to this chapter; prohibited agency action; prohibited acts by state employees; enforcement; notice**

B. An agency shall not base a licensing decision in whole or in part on a licensing requirement or condition that is not specifically authorized by statute, rule or state tribal gaming compact. A general grant of authority in statute does not constitute a basis for imposing a licensing requirement or condition unless a rule is made pursuant to that general grant of authority that specifically authorizes the requirement or condition.

D. THIS SECTION MAY BE ENFORCED IN A PRIVATE CIVIL ACTION AND RELIEF MAY BE AWARDED AGAINST THE STATE. THE COURT MAY AWARD REASONABLE ATTORNEY FEES, DAMAGES AND ALL FEES ASSOCIATED WITH THE LICENSE APPLICATION TO A PARTY THAT PREVAILS IN AN ACTION AGAINST THE STATE FOR A VIOLATION OF THIS SECTION.

E. A STATE EMPLOYEE MAY NOT INTENTIONALLY OR KNOWINGLY VIOLATE THIS SECTION. A VIOLATION OF THIS SECTION IS CAUSE FOR DISCIPLINARY ACTION OR DISMISSAL PURSUANT TO THE AGENCY'S ADOPTED PERSONNEL POLICY.

F. THIS SECTION DOES NOT ABROGATE THE IMMUNITY PROVIDED BY SECTION 12-820.01 OR 12-820.02.



**Regular Board of Supervisors Meeting****Community Development****Meeting Date:** 07/14/2015

Approve Contract Renewal for Concrete and Related Items

**Submitted By:** Terry Hudson, Procurement**Department:** Procurement**Presentation:** No A/V  
Presentation**Recommendation:** Approve**Document Signatures:** BOS Signature  
NOT Required**# of ORIGINALS** 0  
**Submitted for Signature:****NAME**  
**of PRESENTER:** Terry Hudson**TITLE**  
**of PRESENTER:** Procurement Director**Mandated Function?:** Not Mandated**Source of Mandate**  
**or Basis for Support?:****Docket Number (If applicable):****Information****Agenda Item Text:**

Approve the renewal of Contract No. IFB 11-44-HFP-04 for Concrete and Related Items with Klump Materials, Cemex, Willcox Rock & Sand and Maddux & Sons for the Community Development Highway and Floodplain Division in the not to exceed amount of \$100,000 for the period of July 1, 2015 through June 30, 2016.

**Background:**

This will be the fourth and final renewal term for Contract No. IFB 11-44-HFP-04 approved by the Board of Supervisors on June 21, 2011. The renewal term will be from July 1, 2015 through June 30, 2016. Willcox Rock & Sand and Klump Materials have agreed to hold their pricing firm for the renewal period. Cemex and Maddux & Sons have requested a price increase, see attachment A. The Highway and Floodplain Division has reviewed these requests and consider them to be fair and reasonable. The renewal agreement letters are attached as attachment B.

**Department's Next Steps (if approved):**

Process purchase orders and monitor contractor performance.

**Impact of NOT Approving/Alternatives:**

The Procurement Department will be required to obtain quotes every time there is a requirement for concrete and related items resulting in higher prices and additional workload for both the Procurement Department and the Highway and Floodplain Division.

**To BOS Staff: Document Disposition/Follow-Up:**

No action required.

**Budget Information***Information about available funds***Budgeted:** **Funds Available:** **Amount Available:**

Unbudgeted: ☐

Funds NOT Available: ☐

Amendment: ☐

Account Code(s) for Available Funds

1:

**Fund Transfers**

**Fiscal Impact & Funding**

**Sources (if known):**

The Highways and Floodplain Division has budgeted for this expenditure in the FY 15/16 annual work plan in fund line 261-4110-9-413.900. The estimated expenditure does not include any additional IGA work.

---

**Attachments**

Attachment A

Attachment B

---

Concrete contract renewal price increases. Klump and Willcox Rock are holding their prices same as last year.

## **Cemex**

<b>Product</b>	<b>Old Pricing</b>	<b>New Pricing</b>	<b>Increase</b>
Concrete, 2500 psi	\$85.00 per yard	\$87.00 per yard	+\$2.00
Concrete, 3000 psi	\$87.00 per yard	\$89.00 per yard	+\$2.00
Grout #8, 3000 psi	\$87.00 per yard	\$91.00 per yard	+\$4.00
Fiber Mesh	\$4.00 per pound	\$6.00 per pound	+\$2.00
Fuel Surcharge	\$26.00 per load	\$21.00 per load	Decrease -\$5.00 per load

## **Maddux & Sons**

<b>Product</b>	<b>Old Pricing</b>	<b>New Pricing</b>	<b>Increase</b>
Concrete, 2500 psi	\$93.00 per yard	\$95.00 per yard	+\$2.00
Concrete, 3000 psi	\$98.50 per yard	\$101.00 per yard	+\$2.50
Winter Set 1%	\$2.75 per yard	\$3.00 per yard	+\$0.25
Winter Set 2%	\$5.50 per yard	\$6.00 per yard	+\$0.50
Winter Set 3%	\$8.25 per yard	\$9.00 per yard	+\$0.75
Winter Set 4%	\$11.00 per yard	\$12.00 per yard	+\$1.00
Grout #8, 3000 psi	\$101.50 per yard	\$104.00 per yard	+\$2.50
Two sack slurry	\$71.00 per yard	\$75.00 per yard	+\$4.00



**COCHISE COUNTY PROCUREMENT DEPARTMENT**

1415 Melody Lane, Building C, Bisbee, AZ 85603

Phone: 520-432-8391 Fax: 520-432-8397

Website: [www.cochise.az.gov](http://www.cochise.az.gov)

May 12, 2015

Klump Materials  
Matt Klump  
P.O. Box 250  
Willcox, AZ 85644

Re: Contract Renewal #11-44-HFP-04 – Concrete

Dear Mr. Klump;

The Cochise County Board of Supervisors approved the above referenced contract renewal with your firm on June 24, 2014 for the period of July 1, 2014 through June 30, 2015. The terms and conditions of the original agreement allow for the option to renew the agreement for four additional one-year periods. If the conditions of the renewal can be satisfactorily negotiated, this will be the fourth and final renewal term.

The County is considering the renewal of this agreement for the term of July 1, 2015 through June 30, 2016. Please indicate your decision below, then sign and return this letter to me as soon as possible. Renewal of your contract is solely at the County's discretion. Your response will be carefully evaluated to determine if a satisfactory renewal can be accomplished, or if rebidding will best serve the County's interest.

For your convenience and copy of the current contract pricing is attached. If you have any questions regarding this process, please contact me at 520-432-8391 or [thudson@cochise.az.gov](mailto:thudson@cochise.az.gov).

Sincerely,

Terry Hudson, CPPB  
Procurement Director

\*\*\*\*\*

AS AN AUTHORIZED REPRESENTATIVE OF THIS FIRM, I:

Agree to a one-year renewal at the same pricing and terms.

\_\_\_\_\_ Agree to a one-year renewal with the changes shown on the attached. Indicate any changes on a separate document and return it with this form.

Name (Type or print)

Title

Signature

Date

520-384-2000

Phone Number

E-Mail

E-Mail



**COCHISE COUNTY PROCUREMENT DEPARTMENT**

1415 Melody Lane, Building C, Bisbee, AZ 85603

Phone: 520-432-8391 Fax: 520-432-8397

Website: [www.cochise.az.gov](http://www.cochise.az.gov)

May 12, 2015

Willcox Rock & Sand  
Kelly Owen  
P.O. Box 156  
Willcox, AZ 85644

Re: Contract Renewal #11-44-HFP-04 – Concrete

Dear Ms. Owen;

The Cochise County Board of Supervisors approved the above referenced contract renewal with your firm on June 24, 201 for the period of July 1, 2014 through June 30, 2015. The terms and conditions of the original agreement allow for the option to renew the agreement for four additional one-year periods. If the conditions of the renewal can be satisfactorily negotiated, this will be the fourth and final renewal term.

The County is considering the renewal of this agreement for the term of July 1, 2015 through June 30, 2016. Please indicate your decision below, then sign and return this letter to me as soon as possible. Renewal of your contract is solely at the County's discretion. Your response will be carefully evaluated to determine if a satisfactory renewal can be accomplished, or if rebidding will best serve the County's interest.

For your convenience and copy of the current contract pricing is attached. If you have any questions regarding this process, please contact me at 520-432-8391 or [thudson@cochise.az.gov](mailto:thudson@cochise.az.gov).

Sincerely,

Terry Hudson, CPPB  
Procurement Director

\*\*\*\*\*

AS AN AUTHORIZED REPRESENTATIVE OF THIS FIRM, I:

  X   Agree to a one-year renewal at the same pricing and terms.

           Agree to a one-year renewal with the changes shown on the attached. Indicate any changes on a separate document and return it with this form.

Kelly L. Owen  
Name (Type or print)

President  
Title

Kelly L. Owen  
Signature

5/29/15  
Date

520-384-2181  
Phone Number

willcoxrock@gmail.com  
E-Mail





**COCHISE COUNTY PROCUREMENT DEPARTMENT**

1415 Melody Lane, Building C, Bisbee, AZ 85603

Phone: 520-432-8391 Fax: 520-432-8397

Website: [www.cochise.az.gov](http://www.cochise.az.gov)

May 12, 2015

Cemex Materials  
Robin Dodson  
5231 E. Buffalo Soldier Trail  
Sierra Vista, AZ 85650

Re: Contract Renewal #11-44-HFP-04 – Concrete

Dear Ms. Dodson;

The Cochise County Board of Supervisors approved the above referenced contract renewal with your firm on June 24, 2014 for the period of July 1, 2014 through June 30, 2015. The terms and conditions of the original agreement allow for the option to renew the agreement for four additional one-year periods. If the conditions of the renewal can be satisfactorily negotiated, this will be the fourth and final renewal term.

The County is considering the renewal of this agreement for the term of July 1, 2015 through June 30, 2016. Please indicate your decision below, then sign and return this letter to me as soon as possible. Renewal of your contract is solely at the County's discretion. Your response will be carefully evaluated to determine if a satisfactory renewal can be accomplished, or if rebidding will best serve the County's interest.

For your convenience and copy of the current contract pricing is attached. If you have any questions regarding this process, please contact me at 520-432-8391 or [thudson@cochise.az.gov](mailto:thudson@cochise.az.gov).

Sincerely,

Terry Hudson, CPPB  
Procurement Director

\*\*\*\*\*  
AS AN AUTHORIZED REPRESENTATIVE OF THIS FIRM, I:

\_\_\_\_\_ Agree to a one-year renewal at the same pricing and terms.

☒ Agree to a one-year renewal with the changes shown on the attached. Indicate any changes on a separate document and return it with this form.

Robin Dodson  
Name (Type or print)

Territory Mar  
Title

Rodson  
Signature

6/1/15  
Date

520-249-6585

robin1.dodson@cemex.com

Phone Number

E-Mail

# CONCRETE - IFB 11-44-HFP-04

BOS renewal date: 6/12/2012

Contract Term: 7/1/2012 through 6/30/2013

Company Name: Cemex Materials - Sierra Vista, Arizona

CEMEX

Effective  
7/1/15  
7/1/15

Bid Item	Description	Unit Price	Delivery Area	Yes/No	Delivery Charge
①	+ 2.00 Concrete, 2,500 psi 87.00	\$88.00 per yard	Benson	Yes	\$80.00 per load
②	+ 2.00 Concrete, 3,000 psi 89.00	\$87.00 per yard	Bisbee	Yes	\$80.00 per load
3	Winter Set, 1%	\$3.00 per yard	Douglas	No	
4	Winter Set, 2%	\$6.00 per yard	Elfrida	Yes	\$90.00 per load
5	Winter Set, 3%	\$9.00 per yard	Portal	No	
6	Winter Set, 4%	\$12.00 per yard	San Simon	No	
7	Summer Set 2 (1) hour	\$2.50 per yard	Sierra Vista, Whetstone, Huschuca City	Yes	No Charge
⑧	+ 4.00 Grout #8, 3,000 psi 91.00	\$87.00 per yard	Sunsite, Sunizona	No	
9	Two (2) sack slurry	\$81.00 per yard	Tombstone	Yes	\$80.00 per load
⑩	+ 2.00 Fiber Mesh 6.00	\$4.00 per lb.	Willcox	No	
①	Free delivery radius	N/A			
	Delivery charge	See delivery area	Minimum load	5 yd	
	Free delivery radius subtracted from destination mileage	N/A	Maximum load	11 yards	

① \*

② \*\*

Fuel Surcharge Per Load \$21.00 per load  
7/1/15 21.00

All other terms & conditions remain the same through 6/30/2014.

Reckon 5/1/13

Items 1, 2, 8 & 10 increase in pricing as noted.  
Item \*\*② Decrease in pricing as noted.

Reckon 6/1/15



**COCHISE COUNTY PROCUREMENT DEPARTMENT**  
 1415 Melody Lane, Building C, Bisbee, AZ 85603  
 Phone: 520-432-8391 Fax: 520-432-8397  
 Website: [www.cochise.az.gov](http://www.cochise.az.gov)

May 12, 2015

Maddux & Sons, Inc.  
 Clinton R. Maddux  
 4000 N. Leslie Canyon Road  
 Douglas, AZ 85607

Re: Contract Renewal #11-44-HLP-04 - Concrete

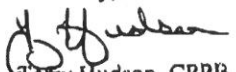
Dear Ms. Vance;

The Cochise County Board of Supervisors approved the above referenced contract renewal with your firm on June 24, 201 for the period of July 1, 2014 through June 30, 2015. The terms and conditions of the original agreement allow for the option to renew the agreement for four additional one-year periods. If the conditions of the renewal can be satisfactorily negotiated, this will be the fourth and final renewal term.

The County is considering the renewal of this agreement for the term of July 1, 2015 through June 30, 2016. Please indicate your decision below, then sign and return this letter to me as soon as possible. Renewal of your contract is solely at the County's discretion. Your response will be carefully evaluated to determine if a satisfactory renewal can be accomplished, or if rebidding will best serve the County's interest.

For your convenience and copy of the current contract pricing is attached. If you have any questions regarding this process, please contact me at 520-432-8391 or [thudson@cochise.az.gov](mailto:thudson@cochise.az.gov).

Sincerely,

  
 Terry Hudson, CPPB  
 Procurement Director

\*\*\*\*\*  
 AS AN AUTHORIZED REPRESENTATIVE OF THIS FIRM, I:

\_\_\_\_\_ Agree to a one-year renewal at the same pricing and terms.

☒ Agree to a one-year renewal with the changes shown on the attached. Indicate any changes on a separate document and return it with this form.

CLINTON R. MADDUX

Name (Type or print)

VICE PRESIDENT

Title

Signature

05/18/2015

Date

520-364-7564

Phone Number

[crmaddux@madduxsons.com](mailto:crmaddux@madduxsons.com) or [tvance@madduxsons.com](mailto:tvance@madduxsons.com)

E-Mail

## CONCRETE - IFB 11-44-HFP-04

BOS renewal date: 5/15/2015

Contract Term: 7/1/2015 through 6/30/2016

Company Name: Maddux &amp; Sons, Inc. - Douglas

INCREASE	Bid Item	Description	Unit Price	Delivery Area	Yes	No
\$2.00	1	Concrete, 2,500 psi	\$95.00	Benson	X	
\$2.50	2	Concrete, 3,000 psi	\$101.00	Bisbee	X	
.25	3	Winter Set, 1%	\$3.00	Douglas	X	
.50	4	Winter Set, 2%	\$6.00	Elfrida	X	
.75	5	Winter Set, 3%	\$9.00	Portal	X	
\$1.00	6	Winter Set, 4%	\$12.00	San Simon	X	
\$2.50	7	Grout #8, 3,000 psi	\$104.00	Sierra Vista	X	
\$4.00	8	Two (2) Sack slurry	\$75.00	Sunsites, Sunizona	X	
	9	Fiber Mesh	\$5.00 per lb.	Tombstone	X	
		Free delivery radius	10 Miles	Willcox	X	
		Delivery charge outside	\$3.35 per	Minimum load	5 yds	
		delivery radius	loaded mile			
		Free delivery radius	Yes	Maximum load	11 yds	
		subtracted from				
		destination mileage				

Contract increase is due to bulk cement increase.

**Regular Board of Supervisors Meeting**

**Meeting Date:** 07/14/2015

Grant Approval - DOJ #2015-H4275-AZ-DJ

**Submitted By:** John Filippelli, County Sheriff

**Department:** County Sheriff

**Presentation:** No A/V Presentation

**Document Signatures:** BOS Signature Required

**Recommendation:** Approve

**# of ORIGINALS Submitted for Signature:** 1

**NAME of PRESENTER:** John Filippelli

**TITLE of PRESENTER:** Sergeant

**Mandated Function?:** Federal or State Mandate

**Source of Mandate or Basis for Support?:** Federal Requirement

You will use this Agenda Item template if your item involves a Grant (whether a new or renewal grant). You also must attach the Grant Approval Form to the item before Finance will approve it. Select the SPECIAL LINKS on your left-hand menu and Click on "Grant Approval Form". Then complete the form, save it and attach it to your item (on the Attachments tab).

---

**Information**

**Agenda Item Text:**

Approve Department of Justice (DOJ) Grant funding in the amount of \$25,189 for use in purchase of ten vehicle docking stations to be installed in Sheriff's office vehicles.

**Background:**

Cochise County Sheriff's Office has been given the opportunity to be awarded a \$25,189.00 U.S. Department of Justice Grant to purchase equipment.

**Department's Next Steps (if approved):**

Upon approval, receipt of U.S. DOJ funding.

**Impact of NOT Approving/Alternatives:**

If action is not approved, US DOJ funding will not be used to offset the cost in supplying Sheriff's Office vehicles with necessary equipment.

**To BOS Staff: Document Disposition/Follow-Up:**

Upon approval, provide me with documentation I can forward to US DOJ to proceed with the grant funding process

---

**Budget Information**

*Information about available funds*

**Budgeted:** ☐

**Funds Available:** ☒

**Amount Available:** \$25189.00

**Unbudgeted:** ☒

**Funds NOT Available:** ☐

**Amendment:** ☐

**Account Code(s) for Available Funds**

1:

**Fund Transfers**

**Fiscal Year:** 2015-2016

**One-time Fixed Costs? (\$\$\$):** \$25,189.00

**Ongoing Costs? (\$\$\$):** 0

**County Match Required? (\$\$\$):** 0

**A-87 Overhead Amt? (Co. Cost Allocation \$\$\$):** 0

**Source of Funding?:** U.S. DOJ

**Fiscal Impact & Funding Sources (if known):**

Seeking approval for grant funding to purchase ten (10) vehicle docking stations to be installed in Sheriff's Office vehicles.

---

**Attachments**

Application

Grant Approval Form 2015 H 4275-AZ-DJ

---

**2015 Application Edward Byrne Memorial**

**Justice Assistance Grant**

**Application #2015-H4275-AZ-DJ**



**Cochise County Sheriff's Office**

**205 N. Judd Dr.**

**Bisbee, AZ 85603**

**Main 520 432-9500**

**Fax 520 432-7603**

**2015 Application Edward Byrne Memorial Justice Assistance Grant (JAG) Formula Program**

**Local Solicitation**

**Cochise County Sheriff's Office**

**Equipment Purchase (Vehicle Docking Stations) Grant Application  
Support Document A**

**Attachment 1 Program Narrative**

The proposed activities for the 5 year grant period will consist of the purchase and use of vehicle docking stations.

Cochise County is nestled into the southeastern corner of Arizona and encompasses 6,215 square miles of mountains, yucca-speckled grasslands, and unique cities and towns. The incorporated areas of Sierra Vista, Huachuca City, Benson, Bisbee, Tombstone, Douglas and Willcox are in close proximity to each other and facilitate Ft. Huachuca, a U.S. Army Base. Additionally, Cochise County has 82.5 miles of border community with Sonora Mexico, contributing to a diversified and transit population living in Cochise County. The county has a population of 146,037 and a growth rate of .6% (United States Census 2010).

Cochise County is unique to most rural areas within the United States because of its warm and pleasant climate drawing a large population of homeless and transit people from neighboring states along with visitors and migrate workers from neighboring Mexico. Further, Cochise County has been identified as a major nexus for channeling drugs, narcotics and illegal aliens into the United States. Cochise County has also been identified as a major nexus for channeling stolen vehicles, US Currency and weapons into Mexico illegally. "Street Gangs", "Outlaw Motorcycle Gangs" and other organized crime activity is also present within the county. Because of this, members of the Cochise County Sheriff's Office face challenging scenarios with potential violent offenders who are directly or indirectly associated with the above listed criminal activity. On some occasions, members of the Cochise County Sheriff's Office work with minimal staffing in remote and rural areas of the county during evening and weekend shifts. This in turn poses a greater threat to personal safety requiring staff to address potential violent incidents with little or no assistance from responding deputies.

The Cochise County Sheriff's Office is committed to providing safety practices to the public and staff during enforcement activity.

Currently the County is undergoing a \$15 million dollar communications system upgrade. As part of this upgrade, the vehicle docking station will aid in housing the entire communications system in each of the County vehicles.

The purchase of this equipment through this program will equip 10 vehicles with the communications system consoles necessary to provide the communications necessary to provide

**2015 Application Edward Byrne Memorial Justice Assistance Grant (JAG) Formula Program****Local Solicitation****Cochise County Sheriff's Office**

service to the communities and unincorporated areas of Cochise County and ultimately enhancing the safety of the deputy, public and offender. This program would not be possible without the appointment of funds from the Justice Assistance Grant Award.

A brief outline of the Vehicle Docking Station Program is:

1. Purchase the Docking Station itself.
2. Install the Docking Station in each vehicle.
3. General daily use of electronic equipment.

This program is a necessity and enhances the efforts put forth to keeping the peace and creating safe environments within our community while working within the parameters of the mission and philosophies established by the Cochise County Sheriff's Office.

**Attachment 2 Budget and Budget Narrative****Support Document B**

Budget Worksheet from suggested website

The equipment and training desired to be purchased through the Justice Assistance Grant is necessary for the success of this project so as to enhance:

1. Officer safety
2. Public Safety
3. Offender safety
4. Reduction in Liability
5. Enhance Communications Systems

JAG funds will be used to purchase equipment as described in Attachment 1.

**Attachment 3 Review Narrative**

The Justice Assistance Grant as described will be due for submission before the next event at which time the governing body will convene. At that time, the Justice Assistance Grant will be made available to the public and for review by the governing body. An opportunity to comment will be provided to the citizens, neighborhoods and community organizations. At the completion of this event and with the approval by the governing body, a supplemental report will be forwarded.



**2015 Application Edward Byrne Memorial Justice Assistance Grant (JAG) Formula Program****Local Solicitation****Cochise County Sheriff's Office****Attachment 4 Abstract****Name: Cochise County Sheriff's Office****Project Title: Vehicle Docking Stations**

The main goal of this program is to purchase Vehicle Docking Stations equipping 10 vehicles who are serving in the communities and unincorporated areas of Cochise County along with the installation of each unit. This will ultimately enhance the upgrade and use of the communications equipment.

This program is associated with and identifies with the formulas used in the Justice Assistance Grant by the following:

1. Data Sharing Linkage
2. Electronic Monitoring
3. Equipment – General
4. GPS Trackers
5. Vehicles – Other



General Instructions & Resources

[View Budget Summary](#)

OMB APPROVAL NO.: 1121-0329  
EXPIRES 7/31/2016

Budget Detail Worksheet

- (1) **Purpose:** The Budget Detail Worksheet is provided for your use in the preparation of the budget and budget narrative. All required information (including the budget narrative) must be provided. Any category of expense not applicable to your budget may be left blank. Indicate any non-federal( match ) amount in the appropriate category, if applicable.
- (2) For each budget category, you can see a sample by clicking (To View an Example, Click Here) at the end of each description.
- (3) There are various hot links listed in red in the budget categories that will provide additional information via documents on the internet.
- (4) **Record Retention:** In accordance with the requirements set forth in 28 CFR Parts 66 and 70, all financial records, supporting documents, statistical records, and all other records pertinent to the award shall be retained by each organization for at least three years following the closure of the audit report covering the grant period.
- (5) The information disclosed in this form is subject to the Freedom of Information Act under 5 U.S.C. 55.2.

A. **Personnel** – List each position by title and name of employee, if available. Show the annual salary rate and the percentage of time to be devoted to the project. Compensation paid for employees engaged in grant activities must be consistent with that paid for similar work within the applicant organization. Include a description of the responsibilities and duties of each position in relationship to fulfilling the project goals and objectives. (Note: Use whole numbers as the percentage of time, an example is 75.50% should be shown as 75.50) [To View an Example, Click Here](#)

**PERSONNEL (FEDERAL)**

Name	Position	Computation				Cost
		Salary	Basis	Percentage of Time	Length of Time	
			Year			\$0
FEDERAL TOTAL						\$0

**PERSONNEL NARRATIVE (FEDERAL)**

**PERSONNEL (NON-FEDERAL)**

Name	Position	Computation				Cost
		Salary	Basis	Percentage of Time	Length of Time	
			Year			\$0
NON-FEDERAL TOTAL						\$0

**PERSONNEL NARRATIVE (NON-FEDERAL)**

TOTAL PERSONNEL
\$0

**B. Fringe Benefits** – Fringe benefits should be based on actual known costs or an approved negotiated rate by a Federal agency. If not based on an approved negotiated rate, list the composition of the fringe benefit package. Fringe benefits are for the personnel listed in budget category (A) and only for the percentage of time devoted to the project. Fringe benefits on overtime hours are limited to FICA, Workman's Compensation and Unemployment Compensation. (Note: Use decimal numbers for the fringe benefit rates, an example is 7.65% should be shown as .0765) [To View an Example, Click Here](#)

**FRINGE BENEFITS (FEDERAL)**

Description	Computation		Cost
	Base	Rate	
			\$0
FEDERAL TOTAL			\$0

**FRINGE BENEFITS NARRATIVE (FEDERAL)**

FRINGE BENEFITS (NON-FEDERAL)

Description	Computation		Cost
	Base	Rate	
			\$0
NON-FEDERAL TOTAL			\$0

FRINGE BENEFITS NARRATIVE (NON-FEDERAL)

TOTAL FRINGE BENEFITS	
	\$0

C. **Travel** – Itemize travel expenses of staff personnel by purpose (e.g., staff to training, field interviews, advisory group meeting, etc.). Describe the purpose of each travel expenditure in reference to the project objectives. Show the basis of computation (e.g., six people to 3-day training at \$X airfare, \$X lodging, \$X subsistence). In training projects, travel and meals for trainees should be listed separately. Show the number of trainees and the unit costs involved. Identify the location of travel, if known; or if unknown, indicate "location to be determined." Indicate source of Travel Policies applied Applicant or Federal Travel Regulations. Note: Travel expenses for consultants should be included in the "Contractual/Consultant" category. To View an Example, Click Here

**TRAVEL (FEDERAL)**

Purpose of Travel	Location	Computation						Cost
		Item	Cost Rate	Basis for Rate	Quantity	Number of People	Number of Trips	Cost
		Lodging		Night				\$0.00
		Meals		Day				\$0.00
		Mileage		Mile				\$0.00
		Transportation:						
				Round-trip				\$0.00
		Local Travel						\$0.00
		Other						
								\$0.00
		Subtotal						\$0.00
		FEDERAL TOTAL						\$0

**TRAVEL NARRATIVE (FEDERAL)**

**TRAVEL (NON-FEDERAL)**

Purpose of Travel	Location	Computation							Cost
		Item	Cost Rate	Basis for Rate	Quantity	Number of People	Number of Trips	Cost	
		Lodging		Night				\$0.00	
		Meals		Day				\$0.00	
		Mileage		Mile				\$0.00	
		Transportation:							
				Round-trip				\$0.00	
		Local Travel						\$0.00	
		Other							
								\$0.00	
		Subtotal						\$0.00	
		NON-FEDERAL TOTAL							

**TRAVEL NARRATIVE (NON-FEDERAL)**

	TOTAL TRAVEL	\$0
--	--------------	-----



D. **Equipment** – List non-expendable items that are purchased (Note: Organization's own capitalization policy for classification of equipment should be used). Expendable items should be included in the "Supplies" category. Applicants should analyze the cost benefits of purchasing versus leasing equipment, especially high cost items and those subject to rapid technological advances. Rented or leased equipment costs should be listed in the "Contractual" category. Explain how the equipment is necessary for the success of the project, and describe the procurement method to be used. [To View an Example, Click Here](#)

**EQUIPMENT (FEDERAL)**

Item	Computation		Cost
	Quantity	Cost	
			\$0
FEDERAL TOTAL			\$0

**EQUIPMENT NARRATIVE (FEDERAL)**

**EQUIPMENT (NON-FEDERAL)**

Item	Computation		Cost
	Quantity		
Gamber Johnson Communication System Console	10	\$2,518.90	\$25,189
NON-FEDERAL TOTAL			\$25,189

**EQUIPMENT NARRATIVE (NON-FEDERAL)**

Communications console installed in each vehicle which houses all necessary communications equipment to include radios, siren box and computers.

	TOTAL EQUIPMENT	\$25,189
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E. **Supplies** — List items by type (office supplies, postage, training materials, copying paper, and expendable equipment items costing less than \$5,000, such as books, hand held tape recorders) and show the basis for computation. Generally, supplies include any materials that are expendable or consumed during the course of the project.

[To View an Example, Click Here](#)

**SUPPLIES (FEDERAL)**

Supply Items	Computation		Cost
	Quantity/Duration	Cost	
			\$0
FEDERAL TOTAL			\$0

**SUPPLIES NARRATIVE (FEDERAL)**

**SUPPLIES (NON-FEDERAL)**

Supply Items	Computation		Cost
	Quantity/Duration	Cost	
			\$0
NON-FEDERAL TOTAL			\$0

**SUPPLIES NARRATIVE (NON-FEDERAL)**

TOTAL SUPPLIES	\$0
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**F. Construction** – Provide a description of the construction project and an estimate of the costs. As a rule, construction costs are not allowable. In some cases, minor repairs or renovations may be allowable. Minor repairs and renovations should be classified in the "other" category. Consult with the program office before budgeting funds in this category. [To View an Example, Click Here](#)

**CONSTRUCTION (FEDERAL)**

Purpose	Description of Work	Cost
FEDERAL TOTAL		\$0

**CONSTRUCTION NARRATIVE (FEDERAL)**

**CONSTRUCTION (NON-FEDERAL)**

Purpose	Description of Work	Cost
NON-FEDERAL TOTAL		\$0

**CONSTRUCTION NARRATIVE (NON-FEDERAL)**

	TOTAL CONSTRUCTION	\$0
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G. **Consultants/Contracts** – Indicate whether applicant's formal, written Procurement Policy or the Federal Acquisition Regulations are followed.  
**Consultant Fees:** For each consultant enter the name, if known, service to be provided, hourly or daily fee (8-hour day), and estimated time on the project. Consultant fees in excess of \$450 per day or \$56.25 per hour require additional justification and prior approval from OJP. [To View an Example, Click Here](#)

**CONSULTANT FEES (FEDERAL)**

Name of Consultant	Service Provided	Computation			Cost
		Fee	Basis	Quantity	
			8 Hour Day		\$0
SUBTOTAL					\$0

**CONSULTANT FEES NARRATIVE (FEDERAL)**

**CONSULTANT FEES (NON-FEDERAL)**

Name of Consultant	Service Provided	Computation			Cost
		Fee	Basis	Quantity	
			8 Hour Day		\$0
SUBTOTAL					\$0

**CONSULTANT FEES NARRATIVE (NON-FEDERAL)**





# CONSULTANT EXPENSES (NON-FEDERAL)

Purpose of Travel	Location	Computation							Cost
		Item	Cost Rate	Basis for Rate	Quantity	Number of People	Number of Trips	Cost	
		Lodging		Night				\$0.00	
		Meals		Day				\$0.00	
		Mileage		Mile				\$0.00	
		Transportation:							
				Round-trip				\$0.00	
		Local Travel						\$0.00	
		Other							
								\$0.00	
		Subtotal					\$0.00		
SUBTOTAL								\$0	
NON-FEDERAL TOTAL								\$0	

## CONSULTANT EXPENSES NARRATIVE (NON-FEDERAL)

TOTAL CONSULTANTS	\$0

Contracts: Provide a description of the product or service to be procured by contract and an estimate of the cost. Applicants are encouraged to promote free and open competition in awarding contracts. A separate justification must be provided for sole source contracts in excess of \$100,000. A sole source contract may not be awarded to a commercial organization that is ineligible to receive a direct award.

**CONTRACTS (FEDERAL)**

Item	Cost
FEDERAL TOTAL	\$0

**CONTRACTS NARRATIVE (FEDERAL)**

CONTRACTS (NON-FEDERAL)

Item	Cost
NON-FEDERAL TOTAL	\$0

CONTRACTS NARRATIVE (NON-FEDERAL)

--

TOTAL CONTRACTS	\$0
TOTAL CONSULTANTS/CONTRACTS	\$0

H. **Other Costs** – List items (e.g., rent ( arms-length transaction only ), reproduction, telephone, janitorial or security services, and investigative or confidential funds) by major type and the basis of the computation. For example, provide the square footage and the cost per square foot for rent or provide a monthly rental cost and how many months to rent. The basis field is a text field to describe the quantity such as square footage, months, etc. [To View an Example, Click Here](#)

**OTHER COSTS (FEDERAL)**

Description	Computation				Cost
	Quantity	Basis	Cost	Length of Time	
					\$0
FEDERAL TOTAL					\$0

**OTHER COSTS NARRATIVE (FEDERAL)**



**I. Indirect Costs** – Indirect costs are allowed only if the applicant has a Federally approved indirect cost rate. A copy of the rate approval (a fully executed, negotiated agreement ), must be attached. If the applicant does not have an approved rate, one can be requested by contacting the applicant's cognizant Federal agency , which will review all documentation and approve a rate for the applicant organization, or if the applicant's accounting system permits, costs may be allocated in the direct costs categories. (Note: Use whole numbers as the indirect rate, an example is an indirect rate of 15.73% should be shown as 15.73) [To View an Example, Click Here](#)

**INDIRECT COSTS (FEDERAL)**

Description	Computation		Cost
	Base	Rate	
			\$0
FEDERAL TOTAL			\$0

**INDIRECT COSTS NARRATIVE (FEDERAL)**

INDIRECT COSTS (NON-FEDERAL)

Description	Computation		Cost
	Base	Rate	
			\$0
NON-FEDERAL TOTAL			\$0

INDIRECT COSTS NARRATIVE (NON-FEDERAL)

TOTAL INDIRECT COSTS	
	\$0



**Budget Summary** – When you have completed the budget worksheet, transfer the totals for each category to the spaces below. Compute the total direct costs and the total project costs. Indicate the amount of Federal funds requested and the amount of non-Federal funds that will support the project.

Budget Category	Federal Request	Non-Federal Amounts	Total
A. Personnel	\$0	\$0	\$0
B. Fringe Benefits	\$0	\$0	\$0
C. Travel	\$0	\$0	\$0
D. Equipment	\$0	\$25,189	\$25,189
E. Supplies	\$0	\$0	\$0
F. Construction	\$0	\$0	\$0
G. Consultants/Contracts	\$0	\$0	\$0
H. Other	\$0	\$0	\$0
Total Direct Costs	\$0	\$25,189	\$25,189
I. Indirect Costs	\$0	\$0	\$0
<b>TOTAL PROJECT COSTS</b>	\$0	\$25,189	\$25,189

Federal Request	\$0
Non-Federal Amount	\$25,189
Total Project Cost	\$25,189

#### Public Reporting Burden

*Paperwork Reduction Act Notice: Under the Paperwork Reduction Act, a person is not required to respond to a collection of information unless it displays a current valid OMB control number. We try to create forms and instructions that are accurate, can be easily understood, and which impose the least possible burden on you to provide us with information. The estimated average time to complete and file this application is four (4) hours per application. If you have comments regarding the accuracy of this estimate, or suggestions for making this form simpler, you can write the Office of Justice Programs, Office of the Chief Financial Officer, 810 Seventh Street, NW, Washington, DC 20531; and to the Public Use Reports Project, 1121-0188, Office of Information and Regulatory Affairs, Office of Management and Budget, Washington, DC 20503.*

# COCHISE COUNTY GRANT APPROVAL FORM

Form Initiator:

Date Prepared:

Point of Contact:

Phone Number:

Department:

---

## PRIMARY GRANT

Primary Grantor:

CFDA:  
[www.CFDA.gov](http://www.CFDA.gov)

Grant Title:

Grant Term From:

To:

Total Award Amount:

New Grant:

Yes

No

Grant No:

Amendment:

Yes

No

Amendment No:

GL Account No:

If new, Finance will assign a fund number.

Strategic Plan:

District:

Mandated by Law

Yes

No

Number of Positions Funded:

Asset(s) Acquired:

Grantor's reimbursement mileage rate:

Health or pension reimbursement:

Other reimbursement:

Briefly describe the purpose of the grant:

If this is a mandated service, cite the source. If not mandated, cite indications of local customer support for this service.

## PRIMARY FUNDING SOURCE

Funding Year: Federal Funds 332.100

State Funds 336.100

County Funds 391.000

Other Funds:

Total Funds:

Has this amount been budgeted? Yes No

Method of collecting funds: Lump Sum Quarterly Draw Reimbursement

Is revertment of unexpected funds required at the end of grant period? Yes No

(a) Total indirect (A-87) Cost Allocation:

(b) Amount of overhead allowed by grant:

County Subsidy (a) - (b) =

Is there a Secondary Grant Award associated with this Grant? Yes No

Name of Grant:

Funder:

If yes please complete an additional grant approval form.

Is County match required? Yes No

County match source:

County match dollar amount or percentage:

**NOTE: Please attach this Grant Approval form to the AgendaQuick item. The AgendaQuick "Grant Approval template" must be used. Once approved by the Board of Supervisors, the department is responsible for sending a copy of the fully executed GRANT DOCUMENT (not this approval form) to the Finance Department.**

**Regular Board of Supervisors Meeting**

**Meeting Date:** 07/14/2015

Demands

**Department:** Board of Supervisors

**Presentation:** No A/V Presentation

**Document Signatures:**

**Recommendation:**

**# of ORIGINALS**

**Submitted for Signature:**

**NAME** n/a

**TITLE**

n/a

**of PRESENTER:**

**of PRESENTER:**

**Mandated Function?:**

**Source of Mandate  
or Basis for Support?:**

---

**Information**

**Agenda Item Text:**

Approve demands and budget amendments for operating transfers.

**Background:**

Auditor-General's requirement for Board of Supervisors to approve.

**Department's Next Steps (if approved):**

Return to Finance after BOS approval.

**Impact of NOT Approving/Alternatives:**

Board of Supervisors will not be in compliance with State law.

**To BOS Staff: Document Disposition/Follow-Up:**

Return to Finance after BOS approval.

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**Budget Information**

*Information about available funds*

**Budgeted:** ☐

**Funds Available:** ☐

**Amount Available:**

**Unbudgeted:** ☐

**Funds NOT Available:** ☐

**Amendment:** ☐

**Account Code(s) for Available Funds**

1:

**Fund Transfers**

**Attachments**

*No file(s) attached.*

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**Regular Board of Supervisors Meeting****Meeting Date:** 07/14/2015

Approve Contract Renewal for Bulk Unleaded &amp; Diesel Fuel

**Submitted By:** Terry Hudson, Procurement**Department:** Procurement**Presentation:** No A/V  
Presentation**Recommendation:** Approve**Document Signatures:** BOS Signature  
NOT Required**# of ORIGINALS** 0  
**Submitted for Signature:****NAME**  
**of PRESENTER:** Terry Hudson**TITLE**  
**of PRESENTER:** Procurement Director**Mandated Function?:** Not Mandated**Source of Mandate**  
**or Basis for Support?:****Docket Number (If applicable):****Information****Agenda Item Text:**

Approve the renewal of Contract No. IFB 12-22-HFM-04 for bulk fuel (unleaded and diesel) to Senergy Petroleum, LLC for the Fleet Services Department in the not to exceed amount of \$2,000,000 for the period of July 1, 2015 through June 30, 2016.

**Background:**

This will be the third renewal period of Contract NO IFB 12-22-HFP-04 approved by the Board of Supervisors on June 12, 2012. Senergy Petroleum, LLC has agreed to hold their pricing firm for the contract renewal period.

**Department's Next Steps (if approved):**

Process purchase orders and monitor contract performance.

**Impact of NOT Approving/Alternatives:**

The Procurement Department would be required to obtain quotes every time there was a requirement for bulk fuel resulting in higher prices and an additional workload for both the Procurement and Fleet Services Department.

**To BOS Staff: Document Disposition/Follow-Up:**

No action required

**Budget Information***Information about available funds***Budgeted:** ☐**Funds Available:** ☐**Amount Available:****Unbudgeted:** ☐**Funds NOT Available:** ☐**Amendment:** ☐**Account Code(s) for Available Funds**

1:

## **Fund Transfers**

### **Fiscal Impact & Funding Sources (if known):**

The Fleet Services Department has budgeted for this expenditure in the FY 15/16 budget fund lines.

Unleaded: 109-750-9-413.750 - \$800,000

Diesel: 600-1710-1730-412.710 - \$500,000

Diesel: 600-1710-1740-412.710 - \$700,000

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## **Attachments**

Renewal agreement

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COCHISE COUNTY PROCUREMENT DEPARTMENT  
1415 Melody Lane, Building C, Bisbee, AZ 85603  
Phone: 520-432-8391 Fax: 520-432-8397  
Website: [www.cochise.az.gov](http://www.cochise.az.gov)

June 30, 2015

Senergy Petroleum, LLC  
James C. Kaskie  
622 S. 56<sup>th</sup> Avenue  
Phoenix, AZ 85043

Re: Contract Renewal #IFB 12-22-HFM-04 – Bulk Fuel

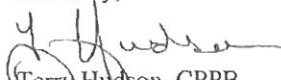
Dear Mr. Kaskie;

The Cochise County Board of Supervisors approved the renewal of the above referenced contract with your firm on June 10, 2014 for the period of July 1, 2014 through June 30, 2015. The terms and conditions of the original agreement allow for the option to renew the agreement for four additional one-year periods. If the conditions of the renewal can be satisfactorily negotiated, this will be the third renewal term.

The County is considering the renewal of this agreement for the term of July 1, 2015 through June 30, 2016. Please indicate your decision below, then sign and return this letter to my attention. Renewal of your contract is solely at the County's discretion. Your response will be carefully evaluated to determine if a satisfactory renewal can be accomplished, or if rebidding will best serve the County's interest.

If you have any questions regarding this process, please contact me at 520-432-8391 or [thudson@cochise.az.gov](mailto:thudson@cochise.az.gov).

Sincerely,

  
Terry Hudson, CPPB  
Procurement Director

\*\*\*\*\*

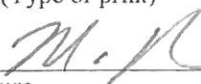
AS AN AUTHORIZED REPRESENTATIVE OF THIS FIRM, I:

  X   Agree to a one-year renewal term.

           Agree to a one-year renewal with the changes shown on the attached. Indicate any changes on a separate document and return it with this form.

MARIC PANZICA  
Name (Type or print)

SALES MANAGER  
Title

  
Signature

7/6/15  
Date

**Regular Board of Supervisors Meeting****Health & Social Services****Meeting Date:** 07/14/2015

IGA Amendment Additional Funds for Emergency Preparedness Program

**Submitted By:** Mary Gomez, Health & Social Services**Department:** Health & Social Services**Presentation:** No A/V Presentation**Recommendation:** Approve**Document Signatures:** BOS Signature Required**# of ORIGINALS Submitted for Signature:** 1**NAME of PRESENTER:** None**TITLE of PRESENTER:** N/A**Mandated Function?:** Not Mandated**Source of Mandate or Basis for Support?:**

You will use this Agenda Item template if your item involves a Grant (whether a new or renewal grant). You also must attach the Grant Approval Form to the item before Finance will approve it. Select the SPECIAL LINKS on your left-hand menu and Click on "Grant Approval Form". Then complete the form, save it and attach it to your item (on the Attachments tab).

**Information****Agenda Item Text:**

Approve the Intergovernmental Agreement (IGA) Amendment 6 between Arizona Department of Health Services and Cochise Health and Social Services for additional funding in the amount of \$47,331 for Ebola and Infectious Disease Preparedness and Response for the period of April 1, 2015 through August 30, 2016.

**Background:**

With the recent activity regarding travelers to the United States in need of follow up monitoring due to the Ebola outbreak in West Africa, the Arizona Department of Health Services is offering additional grant money to CHSS Emergency Preparedness Program to ensure Cochise County's operational readiness, effective health response efforts, and continued collaboration within Arizona's healthcare system for Ebola and other Infectious Diseases response.

**Department's Next Steps (if approved):**

Will begin to address opportunities to improve preparedness capabilities within Cochise County for Ebola and other Infectious Diseases and collaborate with State and other County partners in preparation and response activities.

**Impact of NOT Approving/Alternatives:**

Will not be able to improve preparedness for Ebola and other Infectious Diseases with current grant funding limitations.

**To BOS Staff: Document Disposition/Follow-Up:**

Please route signed copy if approved back to Department.

**Budget Information**



*Information about available funds*

**Budgeted:** ☐

**Funds Available:** ☐

**Amount Available:**

**Unbudgeted:** ☐

**Funds NOT Available:** ☐

**Amendment:** ☐

**Account Code(s) for Available Funds**

**1:**

**Fund Transfers**

**Attachments**

Ebola IGA Amendment

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**INTERGOVERNMENTAL AGREEMENT (IGA)**  
**AMENDMENT**

**ARIZONA DEPARTMENT OF  
HEALTH SERVICES**

1740 W. Adams, Room 303  
Phoenix, Arizona 85007  
(602) 542-1040  
(602) 542-1741 Fax

Contract No: **ADHS12-007884**

Amendment No. **6**

**Procurement Officer:**  
**Lorraine Ball-Schwarzwald**

**Emergency Preparedness Program**

Effective **April 1, 2015**, it is mutually agreed that the Intergovernmental Agreement (IGA) referenced above is amended as follows:

1. Attachment C is added to address activities related to Ebola virus disease (EVD) and Infectious Disease Preparedness and Response.
2. The current Price Sheet is deleted and replaced with the Price Sheet of this Amendment. This Price Sheet reflects added funding to cover the addition of EVD and Infectious Disease Preparedness and Response.

**ALL OTHER PROVISIONS SHALL REMAIN IN THEIR ENTIRETY.**

**CONTRACTOR SIGNATURE**

Cochise County Health Department

Contractor Name

1415 W Melody LN, BLDG. A

Address

BISBEE

AZ

85603

City

State

Zip

Contractor Authorized Signature

Printed Name

Title

**CONTRACTOR ATTORNEY SIGNATURE**

Pursuant to A.R.S. § 11-952, the undersigned public agency attorney has determined that this Intergovernmental Agreement is in proper form and is within the powers and authority granted under the laws of the State of Arizona.

Signature

Date

*Eldo E. Orduno*  
Eldo E. Orduno

Printed Name

This Intergovernmental Agreement Amendment shall be effective the date indicated. The Public Agency is hereby cautioned not to commence any billable work or provide any material, service or construction under this IGA until the IGA has been executed by an authorized ADHS signatory.

**State of Arizona**

Signed this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_

Procurement Officer

Attorney General Contract No. P00120143000078, which is an Agreement between public agencies, has been reviewed pursuant to A.R.S. § 11-952 by the undersigned Assistant Attorney General, who has determined that it is in proper form and is within the powers and authority granted under the laws of the State of Arizona.

Signature


Date

Assistant Attorney General

Printed Name:

Reserved for use by the Secretary of State

**Under House Bill 2011, A.R.S. § 11-952  
was amended to remove the requirement  
that Intergovernmental Agreements be filed  
with the Secretary of State.**

	<b>INTERGOVERNMENTAL AGREEMENT (IGA)</b> <b>AMENDMENT</b> <b>ATTACHMENT C</b>		<b>ARIZONA DEPARTMENT OF HEALTH SERVICES</b> 1740 W. Adams, Room 303 Phoenix, Arizona 85007 (602) 542-1040 (602) 542-1741 Fax
	Contract No: <b>ADHS12-007884</b>	Amendment No. <b>6</b>	<b>Procurement Officer:</b> <b>Lorraine Ball-Schwarzwald</b>

**Ebola and Infectious Disease Preparedness and Response  
Sub-Awardee Requirements and Deliverables**

Effective: April 1, 2015

**1. INTRODUCTION**

- 1.1. The threat of the EVD is a top national public health priority. This supplemental PHEP grant will support and improve Arizona's preparedness capabilities to ensure operational readiness, effective health response efforts and continued collaboration within Arizona's healthcare system.
- 1.2. PHEP developed this Sub-Awardees Requirements and Deliverables document based on information and guidance set forth by the Center for Disease Control (CDC).
- 1.3. This Attachment outlines the requirements of the supplemental grant and provides guidance for successful achievement of the expected goals, objectives and outcomes.
- 1.4. Measuring the successful accomplishment of the deliverables and requirement will require frequent communication and established reporting practices.

**2. PROGRAM REQUIREMENTS for Ebola and Infectious Disease Supplemental Grant:** The Contractor shall adhere to all federal and State grant requirements:

**2.1. FINANCIAL REQUIREMENTS**


**2.1.1. Budget Allocation**

- 2.1.1.1. The Contractor shall complete the Budget Tool and Work Plan provided by ADHS and return to ADHS for review and approval no later than **March 27, 2015**. ADHS will not release funding until the Work Plan and Budget Tool has been submitted and approved.
- 2.1.1.2. All activities and procurements funded through this grant must align with the budget tool and work plan designed to ensure the successful accomplishment of the goals and objectives outlined in this Attachment.
  - 2.1.1.2.1. Any items and/or activities that are not specifically identified within the budget tool require prior approval by ADHS before the funds are spent on those activities or items.
- 2.1.1.3. Applicable Office of Management and Budget (OMB) Circulars and Cost Principles must be followed when developing the budget and throughout the period of performance.

**2.1.2. Grant Activity Oversight**

**2.1.2.1. A Coordinator shall identified and:**

- 2.1.2.1.1. Will be the main point of contact for ADHS;
- 2.1.2.1.2. Will work closely with ADHS to ensure all deliverables and requirements are met; and

	<b>INTERGOVERNMENTAL AGREEMENT (IGA)</b> <b>AMENDMENT</b> <b>ATTACHMENT C</b>		<b>ARIZONA DEPARTMENT OF HEALTH SERVICES</b> 1740 W. Adams, Room 303 Phoenix, Arizona 85007 (602) 542-1040 (602) 542-1741 Fax
	Contract No: <b>ADHS12-007884</b>	Amendment No. <b>6</b>	<b>Procurement Officer:</b> <b>Lorraine Ball-Schwarzwald</b>

2.1.2.1.3. Will direct all activities related to on-site monitoring visits, requested by ADHS.

2.1.3. Performance

2.1.3.1. Failure to meet the sub-awardee program requirements, deliverables and performance measures described in this Attachment may result in the reimbursement of funds back to ADHS by the sub-awardee.

2.1.3.2. At the end of the performance period, August 30, 2016, any unexpended funds that were awarded to sub-awardees for approved activities, are subject to be returned to ADHS.

2.2. EMERGENCY OPERATION PARTICIPATION

2.2.1. The Contractor shall participate in all emergency management ADHS sponsored joint exercises, trainings, table-top exercises or other activities.

2.2.2. The Contractor shall maintain documentation of all collaborative efforts with local, tribal and state emergency management partners and provide documentation to ADHS upon request.

2.3. REPORTING

2.3.1. The Contractor shall report progress on deliverables, performance measures and activities funded through this grant in a timely manner, to ensure ADHS has adequate time to compile the information and submit to the CDC to meet required reporting timeframes.

2.3.2. Progress Report

2.3.2.1. ADHS will distribute a Progress Report template in advance of the semi-annual due date.

2.3.2.2. ADHS will provide the CDC Performance Measures templates (if applicable) in advance of the semi-annual due date.

2.3.3. Final Performance Period Report

2.3.3.1. ADHS will distribute a Final Performance Period Report template in advance of the semi-annual due date.

2.3.4. The Contractor shall submit an AAR/IP within forty-five (45) days of exercise(s).


3. **DELIVERABLES:**

The activities listed below are summarized from the ADHS work plan submitted to the CDC for the supplemental PHEP grant and relate to the deliverables required for the county and tribal sub-awardees.


3.1. ACTIVITY 1: Community Preparedness Sub-Awardee output requirements:

3.1.1. The Sub-awardee shall collaborate with state and local partners to evaluate and clarify elements from the state Ebola response plan.

3.1.2. Develop an Ebola specific AAR/IP that addresses the Sub-awardee's respective jurisdiction.


	<b>INTERGOVERNMENTAL AGREEMENT (IGA)</b> <b>AMENDMENT</b> <b>ATTACHMENT C</b>		<b>ARIZONA DEPARTMENT OF HEALTH SERVICES</b>  1740 W. Adams, Room 303 Phoenix, Arizona 85007 (602) 542-1040 (602) 542-1741 Fax <b>Procurement Officer:</b> <b>Lorraine Ball-Schwarzwald</b>
	Contract No: <b>ADHS12-007884</b>	Amendment No. <b>6</b>	

- 3.2. ACTIVITY 2: Public Health Surveillance and Epidemiological Investigation Sub-Awardee output requirements:
- 3.2.1. Create and/or update surveillance and investigation protocols to include Ebola and other emerging/exotic disease monitoring and surveillance for review with ADHS.
  - 3.2.2. Monitor updates to the State's Contact/Exposed Persons tracking database found on the ADHS Health Services Portal (HSP).
  - 3.2.3. Identify personnel who are capable of conducting health surveillance and epidemiological investigations for Ebola and other emerging/exotic diseases.
  - 3.2.4. Attend ADHS sponsored "How To" trainings and Infectious Disease Training and Exercises that address epidemiology, disease surveillance, investigation and control measures and emerging public health issues.
- 3.3. ACTIVITY 3: Public Health Laboratory Testing Sub-Awardee output requirements:
- No Requirements
- 3.4. ACTIVITY 4: Non-Pharmaceutical Interventions Sub-Awardee outputs requirements:
- 3.4.1. Review and utilize the statewide NPI Plan for Ebola disseminated by ADHS to review and assess local Ebola NPI plans for gap assessment. The local Ebola NPI Plan will include a component to address environmental cleaning and waste management. Participate in ADHS organized subject matter workgroups/webinars for environmental cleaning and waste management.
  - 3.4.2. Participate in scheduled workshop/table top exercises; i.e. Arizona Infectious Disease Training and Exercise, and provide a local Ebola NPI plan for ADHS review at the scheduled workshop/table top exercise. Address any gaps identified in a subsequent After-Action Report (AAR)/Improvement Plan (IP).
  - 3.4.3. Review the local Ebola NPI Implementation Plan for, and address, any barriers to implementation.
- 3.5. ACTIVITY 5: Responder Safety and Health Sub-Awardee output requirement:
- 3.5.1. Support the engagement of local EMS communities to accomplish training that will increase the safety of first responders and strengthen the State Ebola Response and All Hazards Plan.
- 3.6. ACTIVITY 6: Emergency Public Information and Warning/Information Sharing Sub-Awardee output requirements:
- 3.6.1. Participate in the development of Ebola messaging (e.g. talking points and message maps.); and
  - 3.6.2. Participate in ADHS offered spokesperson training to address public and media inquiries related to Ebola cases.
- 3.7. ACTIVITY 6a: Emergency Public Information and Warning/Information Sharing (WEBEOC) Sub-Awardee output requirements:
- 3.7.1. Utilize mobile technology to allow for easy access to disease information and the ability to receive alert messaging on hand held devices.

	<b>INTERGOVERNMENTAL AGREEMENT (IGA)</b> <b>AMENDMENT</b> <b>ATTACHMENT C</b>		<b>ARIZONA DEPARTMENT OF HEALTH SERVICES</b>  1740 W. Adams, Room 303 Phoenix, Arizona 85007 (602) 542-1040 (602) 542-1741 Fax
	Contract No: <b>ADHS12-007884</b>	Amendment No. <b>6</b>	<b>Procurement Officer:</b> <b>Lorraine Ball-Schwarzwald</b>

3.8. ACTIVITY 7: Medical Surge Sub-Awardee output requirements:

- 3.8.1. Participate and contribute to the collaboration among hospital, ambulatory facilities, county and tribal public health, schools, public safety agencies, non-profit organizations, community based special events and the community at large to respond to infectious disease threats.
- 3.8.2. Apply the statewide communication plan developed by ADHS to increase Ebola messaging effectiveness.
- 3.8.3. Implement a process to utilize the ADHS messaging map for collaboration and coordination of responses to ensure the health and safety of Arizona residents in the event of an infectious disease threat of public significance.

	<b>INTERGOVERNMENTAL AGREEMENT (IGA)</b> <b>AMENDMENT</b> <b>PRICE SHEET</b>		<b>ARIZONA DEPARTMENT OF HEALTH SERVICES</b> 1740 W. Adams, Room 303 Phoenix, Arizona 85007 (602) 542-1040 (602) 542-1741 Fax
	Contract No: <b>ADHS12-007884</b>	Amendment No. <b>6</b>	<b>Procurement Officer:</b> <b>Lorraine Ball-Schwarzwald</b>

**PRICE SHEET**

**July 1, 2014 – June 30, 2015**

Fixed Price

<b>No.</b>	<b>Description</b>	<b>UOM</b>	<b>Amount</b>
1	CDC Deliverables for Public Health Emergency Preparedness - PHEP	YR	\$237,292.61
<b>Total</b>			<b>\$237,292.61</b>

**EVD PRICE SHEET**

**April 1, 2015 – August 30, 2016**

Phase 2

Fixed Price

<b>No.</b>	<b>Description</b>	<b>UOM</b>	<b>Amount</b>
1	Ebola and Infectious Disease Preparedness and Response	EA	\$47,331.00
<b>Total</b>			<b>\$47,331.00</b>

**Regular Board of Supervisors Meeting****Information Technologies****Meeting Date:** 07/14/2015

Open Geospatial Data Policy

**Submitted By:** Walter Domann, Information Technology**Department:** Information Technology**Presentation:** No A/V Presentation **Recommendation:** Approve**Document Signatures:** BOS Signature Required **# of ORIGINALS Submitted for Signature:** 1**NAME of PRESENTER:** Walter Domann **TITLE of PRESENTER:** GIS Manager**Mandated Function?:** Not Mandated **Source of Mandate or Basis for Support?:****Docket Number (If applicable):****Information****Agenda Item Text:**

Adopt Resolution 15-15 adopting an Open Geospatial Data Policy for the benefit of the public.

**Background:**

The Internet is the public space of the modern world, and through it governments have the opportunity to better understand the needs of their citizens and citizens better understand the responsibilities and activities of their Government. The goal of the Open Geospatial Data Policy is to advance the objectives the e-Government Task Force and the Cochise County Strategic Plan by increasing accessibility and use of the county geospatial data. The Policy will streamline access to county geospatial data by eliminating fees and forms requiring signatures. The Policy also embraces the current open data trends in Government and as a result improves efficiencies and increases the value of public information. The Policy also seeks to increase awareness and interaction with citizens and organizations when they can utilize county business information on an interactive Web map or other stand-alone geospatial applications as an alternative to a list at no additional cost.

**Department's Next Steps (if approved):**

FY 15-16, provide geospatial data via an online request form which will include a required acknowledgement of the current GIS Data Use Agreement.

FY 16-17, create a catalog of geospatial data with appropriate metadata for direct download.

FY 17-18, create a Web service to provide direct access to geospatial data and direct download data via geographic extents.

**Impact of NOT Approving/Alternatives:**

The existing geospatial data request process will remain in effect. Geospatial data requests will continue to require signatures and payment by check. This paper process is time consuming and costly for the public and the County.

**To BOS Staff: Document Disposition/Follow-Up:**

Please Record the approved Open Geospatial Data Policy and keep the signed original in your records.



---

### Budget Information

*Information about available funds*

**Budgeted:** ☐

**Funds Available:** ☐

**Amount Available:**

**Unbudgeted:** ☐

**Funds NOT Available:** ☐

**Amendment:** ☐

**Account Code(s) for Available Funds**

**1:**

### Fund Transfers

#### Fiscal Impact & Funding

#### Sources (if known):

The County currently collects approximately \$2,000 per FY in GIS data sales. Per the proposed Open Geospatial Data Policy, this revenue would no longer be generated.

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### Attachments

Resolution

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## **RESOLUTION 15-\_\_\_**

### **ADOPTING AN OPEN GEOSPATIAL DATA POLICY FOR THE BENEFIT OF THE PUBLIC**

**WHEREAS**, Cochise County has invested substantial resources in a Geographic Information System (GIS) with layers of data for use by County officials and staff as well as for use by the public; and

**WHEREAS**, on October 11, 2005, the Board of Supervisors approved a GIS policy that allowed other governmental agencies access to GIS data for free, that allowed non-commercial members of the public access for a nominal processing fee, and that allowed commercial users access for a fee; and

**WHEREAS**, since the adoption of that policy the County has invested additional substantial resources in improving and broadening GIS data and layers in order to support the delivery of county services, enhance coordination with partner organizations and provide access to public information across the public, nonprofit, and private sectors; and

**WHEREAS**, using GIS data, the County GIS Division, in a process referred to as web mapping, has also created maps with particular data, referred to as open spatial data, for ease of use by officials, staff and the public, available for free on the County website at <https://www.cochise.az.gov/information-technology/gis>; such maps include the locations of County service centers, election district boundaries and polling locations, tax sale parcels, tax liens available for purchase, subdivision plats, special taxing district boundaries and information, and Comprehensive Plan designations; and

**WHEREAS**, the trend in government, both at the federal and local level, and statewide pursuant to A.R.S. § 37-178, has been to expand the availability of open spatial data, and allows public agencies such as the County to exempt the data from commercial use fees prescribed in section 39-121.03; and

**WHEREAS**, in line with that trend, the County's GIS Division has proposed that the Board of Supervisors adopt an official open geospatial data policy to improve access to County geospatial data by eliminating fees and improve efficiency by eliminating special request forms requiring signatures,

**NOW, THEREFORE, BE IT RESOLVED** that the Board of Supervisors of Cochise County, Arizona hereby adopts an Open Geospatial Data Policy that provides public benefits, including:

**RESOLUTION 15-\_\_\_\_**

**Re: Adopting An Open Geospatial Data Policy For The Benefit Of The Public**

Page | 2

1. Providing access to license-free geospatial data at no cost, including to commercial users;
2. Developing or enhancing additional web mapping applications on the County's Map Gallery that government, public, nonprofit, and private sectors utilize and are based on the geospatial data provided by the County;
3. Advancing knowledge and services based on the innovative ways in how citizens and organizations utilize the geospatial data provided by the county;
4. Where possible, allowing geospatial data to be not only viewable on the Map Gallery but also downloadable;
5. Protecting privacy and confidentiality of citizen data as a paramount priority, while at the same time advancing accessibility through open geospatial data;
6. Distributing geospatial data in accordance with the provisions and protections of A.R.S § 37-178; and
7. Helping potential users of geospatial data learn that such data is available to them by publicizing its availability.

**BE IT FURTHER RESOLVED** that this Open Geospatial Data Policy replaces and supersedes the GIS policy adopted by the Board on October 11, 2005.

**PASSED AND ADOPTED** by the Board of Supervisors of Cochise County, Arizona, this \_\_\_\_ day of \_\_\_\_\_, 2015.

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Patrick Call, Chairperson  
Cochise County Board of Supervisors

**ATTEST:**

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Arlethe G. Rios  
Clerk of the Board

**APPROVED AS TO FORM:**

---

*Britt W. Hanson*  
Britt W. Hanson, Chief Civil  
Deputy County Attorney

**Regular Board of Supervisors Meeting**

**Meeting Date:** 07/14/2015

Family Counseling FY2016

**Submitted By:** Tracey Rocco, Juvenile Probation

**Department:** Juvenile Probation

**Presentation:** No A/V Presentation

**Document Signatures:** BOS Signature Required

**Recommendation:** Approve

**# of ORIGINALS** 2  
**Submitted for Signature:**

**NAME** Denise Caraballo  
**of PRESENTER:**

**TITLE** Probation Services Division Director  
**of PRESENTER:**

**Mandated Function?:** Not Mandated

**Source of Mandate**  
**or Basis for Support?:**

You will use this Agenda Item template if your item involves a Grant (whether a new or renewal grant). You also must attach the Grant Approval Form to the item before Finance will approve it. Select the SPECIAL LINKS on your left-hand menu and Click on "Grant Approval Form". Then complete the form, save it and attach it to your item (on the Attachments tab).

---

**Information**

**Agenda Item Text:**

Adopt Resolution 15-16 to approve fiscal year 2015-16 Family Counseling Funding as provided by the Arizona Supreme Court, Administrative Office of the Courts (AOC), Juvenile Justice Services Division (JJSD) in the amount of \$15,952 and the required \$3,066 matching funds as budgeted in the general fund budget submitted by Juvenile Court Services.

**Background:**

Juvenile Court Services receives the funding from the AOC and together with the matching funds from the county can provide counseling services for families within Cochise County that would otherwise not be able to pay for services themselves.

**Department's Next Steps (if approved):**

Juvenile Court Services will send the signed documents to the AOC for processing of revenue for FY2016.

**Impact of NOT Approving/Alternatives:**

No funding for family counseling services to the families within Cochise County.

**To BOS Staff: Document Disposition/Follow-Up:**

Please call 432-7523 for pick up after Board Resolution has been signed by Patrick Call, Chairman, Board of Supervisors.

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**Budget Information**

*Information about available funds*

**Budgeted:** ☒

**Funds Available:** ☐

**Amount Available:** 3,066

**Unbudgeted:** ☐

**Funds NOT Available:** ☐

**Amendment:** ☐

**Account Code(s) for Available Funds**

1: 100-1200-1210-550.000

**Fund Transfers**

**Fiscal Year:** 2016

**One-time Fixed Costs? (\$\$\$):** 0

**Ongoing Costs? (\$\$\$):** 0

**County Match Required? (\$\$\$):** 3066

**A-87 Overhead Amt? (Co. Cost Allocation \$\$\$):** 0

**Source of Funding?:** County

**Fiscal Impact & Funding Sources (if known):**

Annual match from county general fund is budgeted as appropriate in the FY2016 budget submitted for Board of Supervisor's approval.

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**Attachments**

BOS form

Court Cert

FY2016 Allocation



**RESOLUTION 15- \_\_\_\_**

**ARIZONA SUPREME COURT  
ADMINISTRATIVE OFFICE OF THE COURTS  
JUVENILE JUSTICE SERVICES DIVISION**

**FAMILY COUNSELING  
(FISCAL YEAR 2014-2015)**

The Cochise County Board of Supervisors hereby elects to have the county participate in the Family Counseling Program as provided for in A.R.S. Section ' 8-261 through ' 8-265 for fiscal year 2015-2016.

The Board of Supervisors resolves that \$3,066 in matching funds will be provided by this county's Board of Supervisors for Cochise County, Arizona.

**PASSED AND ADOPTED** unanimously by the Board of Supervisors of Cochise County, Arizona, this 14<sup>th</sup> day of July, 2015.

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Patrick Call, Chairman,  
Board of Supervisors

**ATTEST:**

**APPROVED AS TO FORM:**

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Arlethe Rios  
Clerk of the Board

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Lauri Owen  
Civil Deputy County Attorney

Please file with:

**Arizona Supreme Court  
Administrative Office of the Courts  
Juvenile Justice Services Division  
Attention: Steve Tyrrell, Program Manager  
1501 West Washington Street, Suite 337  
Phoenix, Arizona 85007-3231**

**ARIZONA SUPREME COURT  
ADMINISTRATIVE OFFICE OF THE COURTS  
JUVENILE JUSTICE SERVICES DIVISION**

**FAMILY COUNSELING**

**FISCAL YEAR 2015-2016  
Court Certification**

- I. The Juvenile Division of the Superior Court in Cochise County certifies that the amount expended by the county for purposes of determining matching funds has been utilized to supplement, not supplant, county or state funds that would otherwise be made available for family counseling services.
- II. The Juvenile Division of the Superior court in Cochise County certifies that the amount of aid provided by the state and county to a family counseling program pursuant to this article does not exceed 70% of the program's annual operating budget.
- III. The Juvenile Division of the Superior Court in Cochise County certifies that the matching funds as required in A.R.S. Section ' 8-261(4) and ' 8-265(A) have been provided by the county for fiscal year 2015-2016 as follows (include amounts and explanation):  
*Cochise County Juvenile Court Services submitted the FY2015/2016 budget with the \$3,066.00 required matching funds included in the general fund budget as appropriate for this requirement. The Cochise County Board of Supervisors approves the matching funds with the Board Resolution and during the annual budget review and adoption of the FY2015/2016 budget.*

\_\_\_\_\_  
Hon. Karl D. Elledge  
Presiding Juvenile Court Judge

\_\_\_\_\_  
Date

**Please file with:**  
**Arizona Supreme Court**  
**Administrative Office of the Courts**  
**Juvenile Justice Services Division**  
**Attention: Steve Tyrrell, Program Manager**  
**1501 West Washington Street, Suite 337**  
**Phoenix, Arizona 85007-3231**

FAMILY COUNSELING  
FUND ALLOCATION SCHEDULE  
FY 2016

COUNTY	JUVENILE POPULATION 17 & UNDER	PERCENTAGE OF TOTAL	BASE ENTITLEMENT	*POPULATION ALLOCATION	*TOTAL BUDGET ALLOCATION	COUNTY MATCH	FIRST DISTRIB. OCT. 31	*SECOND DISTRIB. APR. 15
Apache	21,110	1.2329%	5,000	7,094	12,094	2,324	6,652	5,442
Cochise	32,590	1.9034%	5,000	10,952	15,952	3,066	8,774	7,178
Coconino	32,128	1.8765%	5,000	10,797	15,797	3,036	8,688	7,109
Gila	11,734	0.6853%	5,000	3,943	8,943	1,719	4,919	4,024
Graham	11,168	0.6523%	5,000	3,753	8,753	1,682	4,814	3,939
Greenlee	2,273	0.1328%	5,000	764	5,764	1,108	3,170	2,594
La Paz	3,843	0.2245%	5,000	1,292	6,292	1,209	3,461	2,831
Maricopa**	1,059,144	61.8600%	5,000	355,943	360,943	69,369	0	0
Mohave	41,198	2.4062%	5,000	13,845	18,845	3,622	10,365	8,480
Navajo	31,982	1.8679%	5,000	10,748	15,748	3,027	8,661	7,087
Pima	235,629	13.7621%	5,000	79,187	84,187	16,180	46,303	37,884
Pinal	114,175	6.6685%	5,000	38,371	43,371	8,335	23,854	19,517
Santa Cruz	14,781	0.8633%	5,000	4,967	9,967	1,916	5,482	4,485
Yavapai	39,926	2.3319%	5,000	13,418	18,418	3,540	10,130	8,288
Yuma	60,483	3.5325%	5,000	20,326	25,326	4,867	13,929	11,397
<b>TOTAL</b>	<b>1,712,164</b>	<b>100.00%</b>	<b>75,000</b>	<b>575,400</b>	<b>650,400</b>	<b>125,000</b>	<b>159,202</b>	<b>130,255</b>

Source: Arizona Department of Economic Security, Research Administration,  
Population Statistics Unit. Arizona population projections for  
2006-2055.

\*\* Funds retained at the AOC

APPROVED:  Date 4-15-15  
Joseph Kelroy Division Director

GRAND TOTAL 650,400



# COCHISE COUNTY GRANT APPROVAL FORM

Form Initiator:

Date Prepared:

Point of Contact:

Phone Number:

Department:

---

## PRIMARY GRANT

Primary Grantor:

CFDA:  
[www.CFDA.gov](http://www.CFDA.gov)

Grant Title:

Grant Term From:

To:

Total Award Amount:

New Grant:

Yes

No

Grant No:

Amendment:

Yes

No

Amendment No:

GL Account No:

If new, Finance will assign a fund number.

Strategic Plan:

District:

Mandated by Law

Yes

No

Number of Positions Funded:

Asset(s) Acquired:

Grantor's reimbursement mileage rate:

Health or pension reimbursement:

Other reimbursement:

Briefly describe the purpose of the grant:

If this is a mandated service, cite the source. If not mandated, cite indications of local customer support for this service.

## PRIMARY FUNDING SOURCE

Funding Year: Federal Funds 332.100

State Funds 336.100

County Funds 391.000

Other Funds:

Total Funds:

Has this amount been budgeted? Yes No

Method of collecting funds: Lump Sum Quarterly Draw Reimbursement

Is revertment of unexpected funds required at the end of grant period? Yes No

(a) Total indirect (A-87) Cost Allocation:

(b) Amount of overhead allowed by grant:

County Subsidy (a) - (b) =

Is there a Secondary Grant Award associated with this Grant? Yes No

Name of Grant:

Funder:

If yes please complete an additional grant approval form.

Is County match required? Yes No

County match source:

County match dollar amount or percentage:

**NOTE: Please attach this Grant Approval form to the AgendaQuick item. The AgendaQuick "Grant Approval template" must be used. Once approved by the Board of Supervisors, the department is responsible for sending a copy of the fully executed GRANT DOCUMENT (not this approval form) to the Finance Department.**

**Regular Board of Supervisors Meeting****Meeting Date:** 07/14/2015

Proclamation Probation, Parole and Community Supervision Week

**Submitted By:** Tracey Rocco, Juvenile Probation**Department:** Juvenile Probation**Presentation:** No A/V Presentation **Recommendation:** Approve**Document Signatures:** BOS Signature Required **# of ORIGINALS Submitted for Signature:** 5 or More**NAME of PRESENTER:** Edward Gilligan **TITLE of PRESENTER:** Director**Mandated Function?:** Not Mandated **Source of Mandate or Basis for Support?:****Docket Number (If applicable):****Information****Agenda Item Text:**

Approve a Proclamation declaring July 12 through July 18, 2015 as Probation, Parole and Community Supervision Week in Cochise County.

**Background:**

The American Probation and Parole Association (APPA) annually designates a week to promote and educate the general public on the advantages of probation, parole and community supervision programs within their state and local communities. This marks the fifth (5th) year that Cochise County has the opportunity to join in this event.

**Department's Next Steps (if approved):**

Once the proclamation is signed, Juvenile Court Services will distribute to all employees and other agencies as appropriate.

**Impact of NOT Approving/Alternatives:**

Missed opportunity for employee recognition, community support and education of local agencies as stakeholders.

**To BOS Staff: Document Disposition/Follow-Up:**

Please call Tracey Rocco at 432-8816 for pick up of five (5) signed proclamations and Juvenile Court services will distribute as appropriate.

**Budget Information***Information about available funds***Budgeted:** ☐**Funds Available:** ☐**Amount Available:****Unbudgeted:** ☐**Funds NOT Available:** ☐**Amendment:** ☐**Account Code(s) for Available Funds**

1:

**Fund Transfers**  
**Attachments**

Probation and Parole

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**PROCLAMATION –Probation, Parole, and Community Supervision Week**

**WHEREAS**, community supervision professionals are an essential part of the justice system; uphold the law with dignity, while recognizing the right of the public to be safeguarded from criminal activity; and

**WHEREAS**, fifty seven probation, parole and community supervision officers, working for federal, state and county agencies serving Cochise County are responsible for providing critical pre-trial, pre-sentence and post-adjudication assessment and monitoring of juvenile and adult offenders in the community; and

**WHEREAS**, community supervision professionals assist and guide released offenders to a more stable, productive life in the communities in which they reside, and

**WHEREAS**, community supervision professionals are a true Force for Positive Change in their communities working in partnership with community agencies and groups; and

**WHEREAS**, community supervision professionals provide services, support, and protection for victims; and

**WHEREAS**, the criminal and juvenile justice systems in Cochise County could not operate without the dedication and hard work of community supervision professionals that wear a variety of hats during the course of their workday, making a difference in the lives of the offenders they supervise; and

**WHEREAS**, Cochise County is pleased to pay tribute to this group of men and women who serve steadfastly in a sometime dangerous and overlooked field of criminal justice.

**THEREFORE**, the Board declares the week of July 12-18, 2015 as: Probation, Parole, and Community Supervision Week in the County and encourage all citizens to honor these professionals for their important record of public services faithfully rendered.

Approved and adopted this 14<sup>th</sup> day of July 2015, by the Cochise County Board of Supervisors.

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Patrick Call, Chairman

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Ann English, Vice-Chairman

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Richard Searle, Supervisor

**Regular Board of Supervisors Meeting****Community Development****Meeting Date:** 07/14/2015

S-12-01 (J6 Ranch Lots 1-42) subdivision tentative plat

**Submitted By:** Jesse Drake, Community Development**Department:** Community Development**Division:** Planning & Zoning**Presentation:** PowerPoint**Recommendation:** Disapprove**Document Signatures:** BOS Signature NOT Required**# of ORIGINALS Submitted for Signature:** 0**NAME of PRESENTER:** Jesse Drake**TITLE of PRESENTER:** Planner II**Docket Number (If applicable):** S-12-01 (J6 Ranch Lots 1-42)**Mandated Function?:** Federal or State Mandate**Source of Mandate or Basis for Support?:** ARS Article 3, 11-821-823**Information****Agenda Item Text:**

Approve Docket S-12-10, a tentative plat for Conservation Subdivision J-6 Ranch, Lots 1-42, Block 1 and Common Areas A, B and C Subdivision (herein known as J-6 Ranch Lots 1-42).

**Background:**

On June 10, 2015 the Planning and Zoning Commission voted 6-1 to recommend denial of the J6 Ranch Lots 1-42 subdivision tentative plat. The discussion centered on whether or not the applicant had satisfied Condition 4 of the Board's Conditional Re-zoning approval that requires vehicular, equestrian, pedestrian, etc. access to the National Forest. The Commissioners took comment from representatives of J-6 Mescal CDO, AZ Game and Fish Department, the USFS and the applicant's engineer prior to the vote.

**I. PLANNING AND ZONING COMMISSION RECOMMENDATION**

On June 10, 2015 the Planning and Zoning Commission voted 6-1 to recommend denial of the J6 Ranch Lots 1-42 subdivision tentative plat. The discussion centered on whether or not the applicant had satisfied Condition 4 of the Board's Conditional Re-zoning approval that requires vehicular, equestrian, pedestrian, etc. access to the National Forest. The Commissioners took comment from representatives of J-6 Mescal CDO, AZ Game and Fish Department, the USFS and the applicant's engineer prior to the vote.

**II. REQUEST AND DESCRIPTION OF SUBDIVISION**

This request is for approval of a Conservation Subdivision J-6 Ranch, Lots 1-42, Block 1 and Common Areas A, B and C Subdivision (herein known as J-6 Ranch Lots 1-42) Tentative Plat. The developer is Easter Mountain Ranch LLC, represented by Mr. Stephen Lenihan. Mr. William H. Baker represents Baker & Associates Engineering, Inc., the project engineer. The subdivision consists of 42 lots on 84.80 acres zoned SR-2 (currently SR-87), with minimum lot size of two acres (Single-Household Residential, 87,000 square feet). This parcel (APN 124-01-013H) was re-zoned on October 25, 2011, from RU-4 to SR-2 (now SR-87 per the revised Zoning Regulations of June 20, 2008). The site is located approximately three miles south of Interstate 10 at the J-6/Mescal Interchange. Access is from J-6 Ranch Road.

**III. SUBDIVISION OPTION USED: CONSERVATION**

This is a conservation subdivision with flexible lot sizes and a minimum of 50 percent of the site preserved as a conservation area. For lots 1-42 and Block "1" the total acreage is 84.8 acres, the proposed area of disturbance is 42.4 acres with proposed conservation/open space area of 42.4 acres (50%). Building envelopes on lots less than two-acres are limited to 15,000 square feet. Building envelopes on a two- acre or larger lot may be enlarged to 25,000 square feet if approved by the architectural and design review committee. Driveways may be outside the building envelope but are not included in the conservation/open space calculation. Building heights for lots 1-42 are limited to single-story or multi-story if the various levels follow the terrain and the building height does not exceed thirty feet. For lots 1-42 setbacks are twenty feet except that the J-6 Ranch Road right-of-way is fifty feet.

All development is subject to the approved and recorded CC&Rs and Sustainability Plan for J-6 Ranch. Zoning is SR-2 with no density bonus allowed for this J-6 Ranch project. Block "1" is eligible to be included in subsequent plats (and re-subdivisions) and may be re-subdivided into lots as long as the number of lots shown on the plat (and subsequent plats) does not exceed, in the aggregate, 1 lot per 2 gross acres (including roads, common areas, etc.). For purposes of this calculation of gross acres, acreage contained in more than one plat shall only be counted once. This plat contains 42 lots. Subsequent plats may contain up to an additional 236 lots in the aggregate for a total of 278 lots on 556 acres in the entire J-6 Ranch project.

#### **IV. SUBDIVISION REVIEW**

The Tentative Plat was reviewed by County Departments and other interested agencies including the Mescal/J6 Fire District, and the J6/Mescal Community Development Organization (CDO), federal agencies and other interested parties. The Tentative Plat is the preliminary working plat used by staff and the developer that must be completed prior to approval of the Final Plat. In order to obtain subdivision approval the Final Plat, the legal recorded document for the subdivision, must be in substantial conformance with the Tentative Plat. A summary of review comments follows.

##### **Planning Comments:**

**Compliance with Subdivision Regulations:** The subdivision Tentative Plat complies with applicable Subdivision Regulations.

**Rural Addressing:** Rural Addressing staff reviewed the Tentative Plat to ensure that street names are not duplicated within this addressing grid, and that emergency service providers can find individual addresses in a timely fashion.

**Water Conservation:** As a condition of the rezoning J-6 Ranch has recorded Covenants, Conditions, and Restrictions (CC&R's) and a Sustainability Plan, dated September 2011, for all phases of the proposed Subdivision. (General Notes 10 and 11 on Tentative Plat Sheet 1)

**Access:** Access to the subdivision shall be via County-maintained J-6 Ranch Road, from Interstate 10 to the gated subdivision which will have private internal roads. The internal roads will be built to Cochise County standards.

At the intersection of J-6 Ranch Road and Easter Mountain Road it is recommended that Right-of-way be dedicated to the public for the existing road intersection. The length of J-6 Ranch Road is approximately fifteen feet south of the north subdivision boundary line based on shaded "new pavement" shown on sheet 2 of the submitted plat. It is further recommended that dedication of this intersection extend to the eastern boundary of the subdivision to prevent potential access issues for neighbors on the east that use this existing intersection.

##### **Drainage (with Conditions on Final Plat as attached):**

The County Highway & Floodplain Director and Floodplain Administrator together with the County Floodplain Engineer have reviewed and approved the Drainage Report for J-6 Ranch dated January 2015, Amended March 2015, sealed March 18, 2015 prepared by Baker & Associates Engineering, Inc. for Easter Mountain Ranch, LLC. Floodplains and erosion hazard setbacks shall be provided on Final Plat. (see April 6, 2015 Interoffice Memo from Joaquin Soli, P.E.)

**Environmental Health:** Prior to construction site investigations will be submitted with each joint use permit. Each lot in the subdivision will have an individual sewage disposal system, with both conventional (septic tank and leach field) and alternative systems if required. A minimum 100-foot setback is required from all wells and 50-foot from all lot lines (General Notes #3, 4 and 5 on Tentative Plat Sheet 1).

**Highway:** Cochise County surveyor, Dale Jones, has reviewed and approved the legal descriptions (see Dale Jones Memo dated July 21, 2014).

**Floodplain:** This project lies within a non-flood Zone X as defined by FEMA FIRM Panel #1225, dated 08/28/08. The site is hilly with washes crossing the parcel which create a 100-year floodplain drainage. The floodplain is clearly delineated on the plat, along with the erosion setbacks. The responsibility for maintenance of these drainage structures shall be by the Association formed to maintain private, common, or community owned improvements.

**Transportation:** The applicant has completed a Supplementary Traffic Impact Statement (TIS) to address the first phase of the planned development; this TIS was approved on March 19, 2014. A variance allowing a 44' pavement radius for the cul-de-sacs in this subdivision was granted by the County Engineer on June 4, 2014. Road design standards will comply with the Cochise County Road Design & Construction Standards & Specifications and will provide soil testing to determine the depth of the sub-grade, if less than the minimum standards.

**Water Adequacy:** Water is to be provided by Empirita Water Company and a determination of water adequacy from the Arizona Department of Water Resources (ADWR) as required per Section 408.03 of the Country Regulations

was issued on March 27, 2007 (see Decision and General Note 19 on Tentative Plat Sheet 1).

**Zoning Condition for Access to the Coronado National Forest:**

Board of Supervisors approval of Docket Z-11-06 on October 25, 2011 granted the conditional re-zoning of APN 124-01-013H from RU-4 Rural to SR-2. The conditions of approval included in the As You Are Aware letter sent to the applicant on October 27, 2011 (see attached) are:

1. *The Applicant shall provide the County with a signed Acceptance of Conditions and a Waiver of Claims form arising from ARS Section 12-1134 signed by the property owner of the subject property within thirty (30) days of Board of Supervisors approval of the rezoning or the approval of the rezoning may be deemed void; and*
2. It is the Applicants' responsibility to obtain any additional permits, or meet any additional conditions, that may be applicable to the proposed use pursuant to other federal, state, or local laws or regulations; and
3. The Applicant will submit a subdivision plat within one year from the date of approval, with a phasing plan for all future development. All subdivision plats will reflect at least 50% open space and the use of building envelopes. All construction will be completed within 10 years. If these conditions are not met, the Board of Supervisors may revert the zoning of any portions of the parcel that are not subdivided back to the RU-4 District; and
4. Prior to plat approval, the Applicant must provide either on-site or off-site multi-purpose (vehicular, pedestrian, equestrian, etc) legal access to federal lands. If access to the federal land is provided on-site, it will be reflected on all future subdivision plats; provided, however, if the Developer does provide legal access, but the U.S. Forest Service, Arizona Game and Fish, or some other agency or person, does not improve the access for vehicular use within two years after legal access has been provided, then the condition requiring legal access for vehicular use shall cease; and
5. The Applicant shall adhere to the Declaration of Covenants, Conditions, Restrictions, and Easements for J-6 Ranch, dated June, 2011 and the Sustainability Plan, dated September, 2011, both prepared by the Planning Center and attached as Exhibit B to this Zoning Ordinance; and
6. Any subdivision of the Parcel will not be eligible for a density bonus for a Residential Conservation Subdivision, but in all events any subdivision plat for the Parcel must provide at least 50% open space.

Regarding Condition 3: The applicant has submitted the Tentative Plat, is meeting the 50% open space requirement and has provided a phasing plan as required in Section 303.02.C.22 of the subdivision ordinance, so the applicable conditions of Condition 3 are being met. (See attachment Lenihan 11/19/12 email with "Phasing Plan" map)

Regarding Condition 4:

County Administration, Highway Department, Transportation Department and the County Attorney have determined that the intent of Condition 4 is for the applicant to provide public vehicular access/connection to a part of the Coronado National Forest at a point where a road could be constructed in the Forest that would be used by both the general public and fire suppression vehicles. USFS property to the east of the subdivision is a designated roadless area; USFS to the west of the subdivision, located in Pima County, is not in a roadless area. The applicant has submitted a conceptual proposal for off-site access through private property that connects to an existing designated "roadless" area in the Coronado National Forest. Since the conceptual proposal does not connect to a portion of the Forest that could contain a future road, the proposal is not considered valid for meeting the requirements of Condition 4. To date the applicant has not met the requirements of Condition 4. (See attachment Conceptual off-site access plan)

Regarding Condition 6:

The current Tentative Plat for Lots 1-42 satisfies the requirement of 50% open space.

**Review by Other Agencies**

**US Forest Service and Arizona Game and Fish Department**

From the August 10, 2011 Planning and Zoning Commission meeting minutes:

Thomas Lorenz, USFS:

Opposed because plat does not provide adequate access to the Forest, in particular motorized vehicle access which would connect to a road system within the Forest.

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There is not adequate access to the Forest in this area or ROW

There is only one permanent legal access route in Dry Canyon on the SE side of Whetstone Mountains

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asking developer to create access through the development; new access not to reopen an old access.

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USFS would like an extension of J-Six road

Asking for legal easement, then Forest Service will build and maintain the road

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USFS has tried unsuccessfully, since the 1980s, to negotiate legal public access for the area.

Duane Bennett, USFS:

Supports vehicular access

### **J-6/Mescal Community Development Organization (CDO)**

In a November 7, 2012 letter the J-6/Mescal CDO identified their concerns regarding public vehicular access and having Forest Service road open on the north face of the Whetstone Mountains for wild-lands operations and emergency vehicle access. The CDO also raised the issues of access to the development for fire suppression equipment and the requirements of the Mescal-J6 Fire District for travel lane widths, cul-de-sac diameters and driveway lengths and materials. (see attached 11/7/2012 J-6/Mescal Community Development Organization letter)

**City of Benson:** No objections or comments.

**Mescal-J6 Fire District:** The Mescal-J6 Fire District will be supplying Fire Suppression and EMS Service to residents of the gated community when it is developed. The Fire District noted in a letter to staff that "the State of Arizona implemented the 2003 International fire code, via Section R4-36-01 of the Arizona Administrative Code: Incorporation by Reference of the International Fire Code. This code specifically states: 'Unless otherwise provided by law, any person residing, doing business, or who is physically present within the State of Arizona shall comply with the provisions of the International Fire Code (2003 Edition) including D102.1 and D107.1 of Appendix D and all provision of Appendices B,C,E,F and G, .....'" (see attached Mescal-J6 Fire District letters dated 7/15/11, 8/7/12, 11/14/12 and 6/16/13)

The Developer has agreed to require that all homes to be fire sprinklered (see General Note 20 and 21 on Tentative Plat Sheet 1). The Mescal-J6 Fire District has agreed to provide fire protection with the conditions listed if shown on the final plat. (See attached Mescal-J6 Fire District note dated October 8, 2013).

### **Sulphur Springs Valley Electric Cooperative, Inc. (SSVEC)**

SSVEC reviewed the Tentative Plat plans and noted that there was no dedication statement on the plat, lots on the east line of J-Six Ranch Road do not show 10-foot easements, no easement was identified for the SSVEC single phase primary OH line meandering on the east boundary of the subdivision, and the CC&Rs were not available for review to determine whether the electric lines will be overhead or underground. (see attached SSVEC 7/1/14 letter)

## **V. STAFF RECOMMENDATIONS**

**Financial Security for Improvements:** An Assurance Agreement or some other form of financial assurance will be required to ensure that public improvements, primarily fire safety devices, roads, road signs, and drainage, are completed before lots are sold. This Assurance Agreement or other form of financial assurance must be approved by the Board of Supervisors and on or before the time of Final Plat approval; the Final Plat indicating all on-site improvements and showing substantial conformance with the Tentative Plat.

National Forest access: Staff has not received a grant of easement, deed of dedication, nor any other document creating public legal access to Forest lands.

### **Recommendation:**

Since the applicant has not been able to satisfy Condition 4 of the rezoning approval, staff recommends **denial** of the J-6 Ranch, Lots 1-42, Block "1" subdivision Tentative Plat.

The following conditions shall be required for Final Plat approval:

1. Equestrian Easement, Docket 0008-2878, shall be abandoned on Final Plat.
2. All private roads shall be built to Cochise County road standards.

1. The applicant will comply with the roadway construction requirements for the first phase of this development

as identified in the approved Traffic Impact Statement during project development. This includes the construction of the J-6 Ranch Road extension through the phase 1 portion of the property; the construction of all internal roadways to serve the first 42 lots; construct entrance feature and gateway; and ensure adequate stop control is in place for Easter Mountain Road at J-6 Ranch Rd and Circle Bar Road at Easter Mountain Road.

4. Right-of-Way at the intersection of J-Six Ranch Road and Easter Mountain Road will be dedicated to the public for the existing road intersection. Dedication of this intersection will extend to the east boundary of the subdivision to prevent potential access issues for neighbors on the east that use the existing intersection.
5. Public legal access to the Coronado National Forest by conveyance of rights and acceptance by a public agency is required prior to Tentative Plat approval.
6. Prior to construction and/or Final Plat, all Drainage requirements shall be met to the satisfaction of the County Highway & Floodplain Director and the County Floodplain Engineer. The responsibility for maintenance of these drainage structures shall be by the Association formed to maintain private, common, or community owned improvements.
7. Floodplains and erosion hazard setbacks shall be provided on Final Plat.
8. Provide a dedication statement on the plat for utility easements to include a 10-foot wide utility easement along all lot lines that are adjacent to private streets including the east line of J-Six Ranch Road, and including the potential delivery point located at the northeast corner of the subdivision to cross J-Six Ranch Road so that service can be delivered to lots located on the west side of the road. Indicate whether the lines will be overhead or underground on the plat.
9. Provide a 20-foot wide utility easement on the plat on the east boundary of the subdivision for the existing SSVEC overhead line.
10. Provide an Assurance Agreement to ensure all on-site improvements.
11. Final Plat and improvement plans will reflect automatic sprinkler system requirements for each dwelling, and the International Fire Code, 2003 edition requirements for fire-flow from the identified by the J-6 Mescal Fire District.
12. The entry code for any gated entry shall be provided to all emergency service providers.
13. Meet all Regulations required in the County Subdivision regulations for the Final Plat.

**Department's Next Steps (if approved):**

If approved staff will provide the applicant with an As You Are Aware letter notifying the applicant of the conditions of approval.

**Impact of NOT Approving/Alternatives:**

The Cochise County Subdivision Regulations, in Section 205 states that the Board of Supervisors may:

- A. Find that the tentative plat conforms with the Subdivision Regulations and approve the tentative plat as presented.
- B. Approve the tentative plat with conditions, as specifically noted.
- C. Deny the tentative plat and provide the applicant with a list of modifications, findings and considerations that must be addressed before re-submittal to the Commission.

If denied the tentative plat will be void and the applicant will not be able to submit a final plat based on this tentative plat.

**To BOS Staff: Document Disposition/Follow-Up:**

None required.

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**Attachments**

Memo

J6 PowerPoint presentation

Location Map

Tentative Plat sheets 1-3

October 27, 2011 AYAA letter for Z-11-06

Agency comments

Phasing information

Conceptual off-site access plan

Community comments

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# **Cochise County**

## **Community Development**

### **Planning, Zoning and Building Safety Division**

*Public Programs...Personal Service*  
[www.cochise.az.gov](http://www.cochise.az.gov)

#### MEMORANDUM

TO: Cochise County Planning and Zoning Commission  
FROM: Jesse Drake, Planner II  
FOR: Beverly Wilson, Planning Director  
SUBJECT: Docket S-12-01 (J-6 Ranch, Lots 1-42) subdivision tentative plat  
DATE: May 28, 2015 for the June 10, 2015 Meeting

#### I. REQUEST AND DESCRIPTION OF SUBDIVISION

This request is for approval of a Conservation Subdivision J-6 Ranch, Lots 1-42, Block 1 and Common Areas A, B and C Subdivision (herein known as J-6 Ranch Lots 1-42) Tentative Plat. The developer is Easter Mountain Ranch LLC, represented by Mr. Stephen Lenihan. Mr. William H. Baker represents Baker & Associates Engineering, Inc., the project engineer. The subdivision consists of 42 lots on 84.80 acres zoned SR-2 (currently SR-87), with minimum lot size of two acres (Single-Household Residential, 87,000 square feet). This parcel (APN 124-01-013H) was re-zoned on October 25, 2011, from RU-4 to SR-2 (now SR-87 per the revised Zoning Regulations of June 20, 2008). The site is located approximately three miles south of Interstate 10 at the J-6/Mescal Interchange. Access is from J-6 Ranch Road.

#### II. SUBDIVISION OPTION USED: CONSERVATION

This is a conservation subdivision with flexible lot sizes and a minimum of 50 percent of the site preserved as a conservation area. For lots 1-42 and Block "1" the total acreage is 84.8 acres, the proposed area of disturbance is 42.4 acres with proposed conservation/open space area of 42.4 acres (50%). Building envelopes on lots less than two-acres are limited to 15,000 square feet. Building envelopes on a two- acre or larger lot may be enlarged to 25,000 square feet if approved by the architectural and design review committee. Driveways may be outside the building envelope but are not included in the conservation/open space calculation. Building heights for lots 1-42 are limited to single-story or multi-story if the various levels follow the terrain and the building height does not exceed thirty feet. For lots 1-42 setbacks are twenty feet except that the J-6 Ranch Road right-of-way is fifty feet.

All development is subject to the approved and recorded CC&Rs and Sustainability Plan for J-6 Ranch. Zoning is SR-2 with no density bonus allowed for this J-6 Ranch project. Block "1" is eligible to be included in subsequent plats (and re-subdivisions) and may be re-subdivided into lots as long as the number of lots shown on the plat (and subsequent plats) does not exceed, in the aggregate, 1 lot per 2 gross acres (including roads, common areas, etc.). For purposes of this calculation of gross acres, acreage contained in more than one plat shall only be counted once. This plat contains 42 lots. Subsequent plats may contain up to an additional 236 lots in the aggregate for a total of 278 lots on 556 acres in the entire J-6 Ranch project.

#### **Planning, Zoning and Building Safety**

1415 Melody Lane, Building E  
Bisbee, Arizona 85603  
520-432-9300  
520-432-9278 fax  
1-877-777-7958  
[planningandzoning@cochise.az.gov](mailto:planningandzoning@cochise.az.gov)

#### **Highway and Floodplain**

1415 Melody Lane, Building F  
Bisbee, Arizona 85603  
520-432-9300  
520-432-9337 fax  
1-800-752-3745  
[highway@cochise.az.gov](mailto:highway@cochise.az.gov)  
[floodplain@cochise.az.gov](mailto:floodplain@cochise.az.gov)

### III. SUBDIVISION REVIEW

The Tentative Plat was reviewed by County Departments and other interested agencies including the Mescal/J6 Fire District, and the J6/Mescal Community Development Organization (CDO), federal agencies and other interested parties. The Tentative Plat is the preliminary working plat used by staff and the developer that must be completed prior to approval of the Final Plat. In order to obtain subdivision approval the Final Plat, the legal recorded document for the subdivision, must be in substantial conformance with the Tentative Plat. A summary of review comments follows.

#### Planning Comments:

**Compliance with Subdivision Regulations:** The subdivision Tentative Plat complies with applicable Subdivision Regulations.

**Rural Addressing:** Rural Addressing staff reviewed the Tentative Plat to ensure that street names are not duplicated within this addressing grid, and that emergency service providers can find individual addresses in a timely fashion.

**Water Conservation:** As a condition of the rezoning J-6 Ranch has recorded Covenants, Conditions, and Restrictions (CC&R's) and a Sustainability Plan, dated September 2011, for all phases of the proposed Subdivision. (General Notes 10 and 11 on Tentative Plat Sheet 1)

**Access:** Access to the subdivision shall be via County-maintained J-6 Ranch Road, from Interstate 10 to the gated subdivision which will have private internal roads. The internal roads will be built to Cochise County standards.

At the intersection of J-6 Ranch Road and Easter Mountain Road it is recommended that Right-of-way be dedicated to the public for the existing road intersection. The length of J-6 Ranch Road is approximately fifteen feet south of the north subdivision boundary line based on shaded "new pavement" shown on sheet 2 of the submitted plat. It is further recommended that dedication of this intersection extend to the eastern boundary of the subdivision to prevent potential access issues for neighbors on the east that use this existing intersection.

#### Drainage (with Conditions on Final Plat as attached):

The County Highway & Floodplain Director and Floodplain Administrator together with the County Floodplain Engineer have reviewed and approved the Drainage Report for J-6 Ranch dated January 2015, Amended March 2015, sealed March 18, 2015 prepared by Baker & Associates Engineering, Inc. for Easter Mountain Ranch, LLC. Floodplains and erosion hazard setbacks shall be provided on Final Plat. (see April 6, 2015 Interoffice Memo from Joaquin Soli, P.E.)

**Environmental Health:** Prior to construction site investigations will be submitted with each joint use permit. Each lot in the subdivision will have an individual sewage disposal system, with both conventional (septic tank and leach field) and alternative systems if required. A minimum 100-foot setback is required from all wells and 50-foot from all lot lines (General Notes #3, 4 and 5 on Tentative Plat Sheet 1).

**Highway:** Cochise County surveyor, Dale Jones, has reviewed and approved the legal descriptions (see Dale Jones Memo dated July 21, 2014).

**Floodplain:** This project lies within a non-flood Zone X as defined by FEMA FIRM Panel #1225, dated 08/28/08. The site is hilly with washes crossing the parcel which create a 100-year floodplain drainage. The floodplain is clearly delineated on the plat, along with the erosion setbacks. The responsibility for maintenance of these drainage structures shall be by the Association formed to maintain private, common, or community owned improvements.

**Transportation:** The applicant has completed a Supplementary Traffic Impact Statement (TIS) to address the first phase of the planned development; this TIS was approved on March 19, 2014. A

variance allowing a 44' pavement radius for the cul-de-sacs in this subdivision was granted by the County Engineer on June 4, 2014. Road design standards will comply with the Cochise County Road Design & Construction Standards & Specifications and will provide soil testing to determine the depth of the sub-grade, if less than the minimum standards.

Water Adequacy: Water is to be provided by Empirita Water Company and a determination of water adequacy from the Arizona Department of Water Resources (ADWR) as required per Section 408.03 of the Country Regulations was issued on March 27, 2007 (see Decision and General Note 19 on Tentative Plat Sheet 1).

Zoning Condition for Access to the Coronado National Forest:

Board of Supervisors approval of Docket Z-11-06 on October 25, 2011 granted the conditional re-zoning of APN 124-01-013H from RU-4 Rural to SR-2. The conditions of approval included in the As You Are Aware letter sent to the applicant on October 27, 2011 (see attached) are:

1. The Applicant shall provide the County with a signed *Acceptance of Conditions* and a *Waiver of Claims* form arising from ARS Section 12-1134 signed by the property owner of the subject property within thirty (30) days of Board of Supervisors approval of the rezoning or the approval of the rezoning may be deemed void; and
2. It is the Applicants' responsibility to obtain any additional permits, or meet any additional conditions, that may be applicable to the proposed use pursuant to other federal, state, or local laws or regulations; and
3. The Applicant will submit a subdivision plat within one year from the date of approval, with a phasing plan for all future development. All subdivision plats will reflect at least 50% open space and the use of building envelopes. All construction will be completed within 10 years. If these conditions are not met, the Board of Supervisors may revert the zoning of any portions of the parcel that are not subdivided back to the RU-4 District; and
4. Prior to plat approval, the Applicant must provide either on-site or off-site multi-purpose (vehicular, pedestrian, equestrian, etc) legal access to federal lands. If access to the federal land is provided on-site, it will be reflected on all future subdivision plats; provided, however, if the Developer does provide legal access, but the U.S. Forest Service, Arizona Game and Fish, or some other agency or person, does not improve the access for vehicular use within two years after legal access has been provided, then the condition requiring legal access for vehicular use shall cease; and
5. The Applicant shall adhere to the Declaration of Covenants, Conditions, Restrictions, and Easements for J-6 Ranch, dated June, 2011 and the Sustainability Plan, dated September, 2011, both prepared by the Planning Center and attached as Exhibit B to this Zoning Ordinance; and
6. Any subdivision of the Parcel will not be eligible for a density bonus for a Residential Conservation Subdivision, but in all events any subdivision plat for the Parcel must provide at least 50% open space.

Regarding Condition 3: The applicant has submitted the Tentative Plat, is meeting the 50% open space requirement and has provided a phasing plan as required in Section 303.02.C.22 of the subdivision ordinance, so the applicable conditions of Condition 3 are being met. (See attachment Lenihan 11/19/12 email with "Phasing Plan" map)

Regarding Condition 4:

County Administration, Highway Department, Transportation Department and the County Attorney have determined that the intent of Condition 4 is for the applicant to provide public vehicular access/connection to a

part of the Coronado National Forest at a point where a road could be constructed in the Forest that would be used by both the general public and fire suppression vehicles. USFS property to the east of the subdivision is a designated roadless area; USFS to the west of the subdivision, located in Pima County, is not in a roadless area. The applicant has submitted a conceptual proposal for off-site access through private property that connects to an existing designated "roadless" area in the Coronado National Forest. Since the conceptual proposal does not connect to a portion of the Forest that could contain a future road, the proposal is not considered valid for meeting the requirements of Condition 4. To date the applicant has not met the requirements of Condition 4. (See attachment Conceptual off-site access plan)

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Organization letter)

City of Benson: No objections or comments.

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The Developer has agreed to require that all homes to be fire sprinklered (see General Note 20 and 21 on Tentative Plat Sheet 1). The Mescal-J6 Fire District has agreed to provide fire protection with the conditions listed if shown on the final plat. (See attached Mescal-J6 Fire District note dated October 8, 2013).

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SSVEC reviewed the Tentative Plat plans and noted that there was no dedication statement on the plat, lots on the east line of J-Six Ranch Road do not show 10-foot easements, no easement was identified for the SSVEC single phase primary OH line meandering on the east boundary of the subdivision, and the CC&Rs were not available for review to determine whether the electric lines will be overhead or underground. (see attached SSVEC 7/1/14 letter)

#### IV. STAFF RECOMMENDATIONS

Financial Security for Improvements: An Assurance Agreement or some other form of financial assurance will be required to ensure that public improvements, primarily fire safety devices, roads, road signs, and drainage, are completed before lots are sold. This Assurance Agreement or other form of financial assurance must be approved by the Board of Supervisors and on or before the time of Final Plat approval; the Final Plat indicating all on-site improvements and showing substantial conformance with the Tentative Plat.

National Forest access: Staff has not received a grant of easement, deed of dedication, nor any other document creating public legal access to Forest lands.

Recommendation:

Since the applicant has not been able to satisfy Condition 4 of the rezoning approval, staff recommends forwarding a recommendation of denial to the Board of Supervisors for the J-6 Ranch, Lots 1-42, Block "1" subdivision Tentative Plat, subject to the following conditions for Final Plat approval:

1. Equestrian Easement, Docket 0008-2878, shall be abandoned on Final Plat.
2. All private roads shall be built to Cochise County road standards.
3. The applicant will comply with the roadway construction requirements for the first phase of this development as identified in the approved Traffic Impact Statement during project development. This includes the construction of the J-6 Ranch Road extension through the phase 1 portion of the property; the construction of all internal roadways to serve the first 42 lots; construct entrance feature and gateway; and ensure adequate stop control is in place for Easter Mountain Road at J-6 Ranch Rd and Circle Bar Road at Easter Mountain Road.
4. Right-of-Way at the intersection of J-Six Ranch Road and Easter Mountain Road will be dedicated to the public for the existing road intersection. Dedication of this intersection will extend to the east boundary of the subdivision to prevent potential access issues for neighbors on the east that use the



existing intersection.

5. Public legal access to the Coronado National Forest by conveyance of rights and acceptance by a public agency is required prior to Tentative Plat approval.
6. Prior to construction and/or Final Plat, all Drainage requirements shall be met to the satisfaction of the County Highway & Floodplain Director and the County Floodplain Engineer. The responsibility for maintenance of these drainage structures shall be by the Association formed to maintain private, common, or community owned improvements.
7. Floodplains and erosion hazard setbacks shall be provided on Final Plat.
8. Provide a dedication statement on the plat for utility easements to include a 10-foot wide utility easement along all lot lines that are adjacent to private streets including the east line of J-Six Ranch Road, and including the potential delivery point located at the northeast corner of the subdivision to cross J-Six Ranch Road so that service can be delivered to lots located on the west side of the road. Indicate whether the lines will be overhead or underground on the plat.
9. Provide a 20-foot wide utility easement on the plat on the east boundary of the subdivision for the existing SSVEC overhead line.
10. Provide an Assurance Agreement to ensure all on-site improvements.
11. Final Plat and improvement plans will reflect automatic sprinkler system requirements for each dwelling, and the International Fire Code, 2003 edition requirements for fire-flow from the identified by the J-6 Mescal Fire District.
12. The entry code for any gated entry shall be provided to all emergency service providers.
11. Meet all Regulations required in the County Subdivision regulations for the Final Plat.

Attachments:

- A. Aerial Location Map
- B. Subdivision Tentative Plat
- C. October 27, 2011 As You Are Aware letter
- D. April 6, 2015 Interoffice Memo from Joaquin Solis, P.E.
- E. Dale Jones Memo dated July 21, 2014
- F. Lenihan 11/19/12 email with "Phasing Plan" map
- G. Conceptual off-site access plan
- H. 11/7/2012 J-6/Mescal Community Development Organization letter
- I. Mescal-J6 Fire District letters dated 7/15/11, 8/7/12, 11/14/12 and 6/16/13
- J. Mescal-J6 Fire District letter dated October 8, 2013
- K. SSVEC 7/1/14 letter

# COCHISE COUNTY

## Docket S-12-01 (J6 Ranch Lots 1-42)

Request to approve  
a Conservation Subdivision  
Tentative Plat

Developer: Mr. Stephen Lenihan, Easter Mountain Ranch LLC.

Engineer: Mr. William H. Baker, Baker & Associates Engineering, Inc.

Planning & Zoning Commission June 10, 2015



***Public Programs...Personal Service***

## **COCHISE COUNTY**

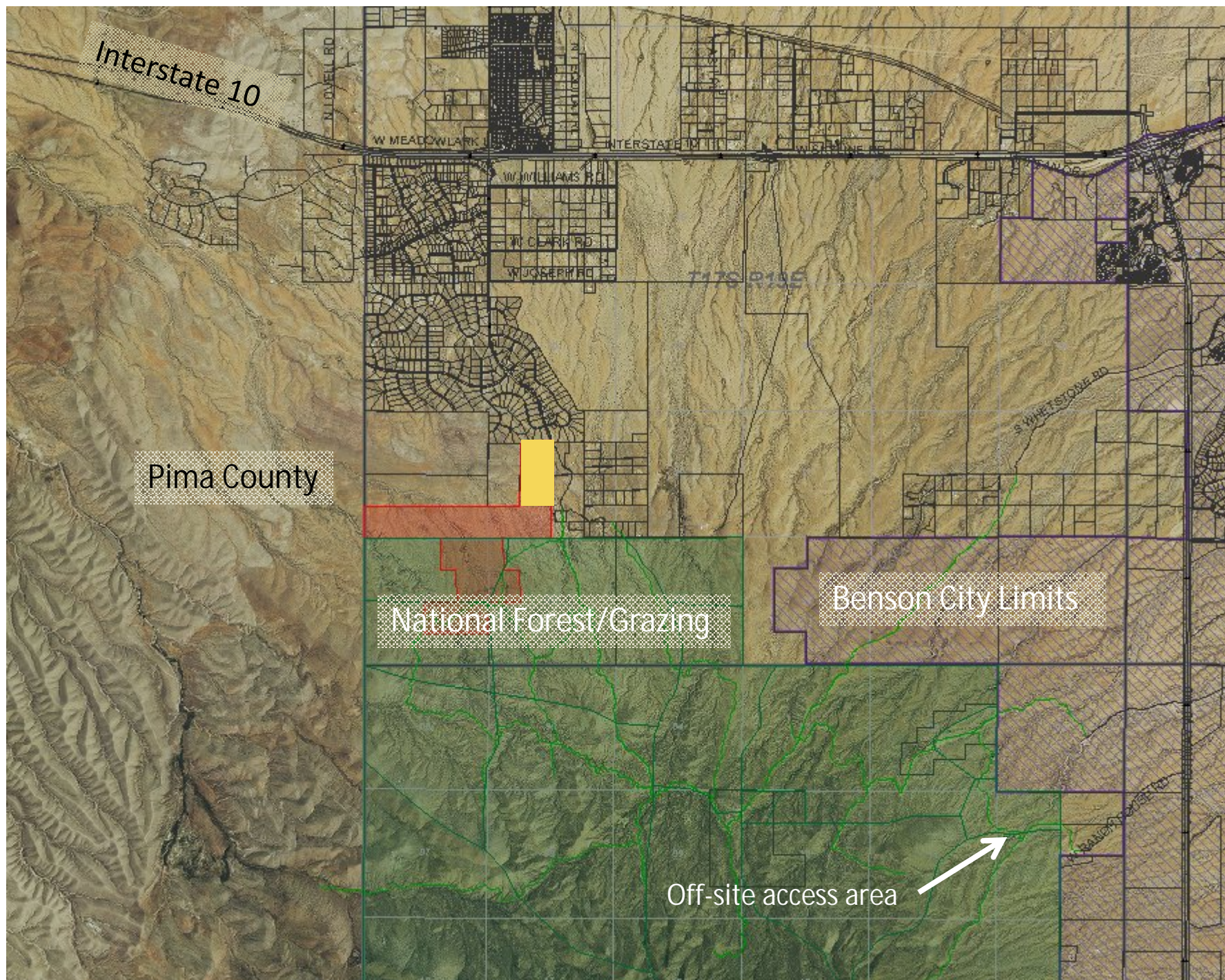
### **Docket S-12-01 (J6 Ranch Lots 1-42)**

- This request is for approval of the Tentative Plat for a Conservation Subdivision, J-6 Ranch Subdivision Tentative Plat for Lots 1-42, Block 1 and Common Areas A, B and C, requiring 50% open space with no density bonus.
- At proposed final build-out J-6 Ranch will have 278 lots on 556 acres.
- This tentative plat is a 42 lot subdivision on 84.80 acres, with a proposed minimum lot size of two acres.
- This parcel (APN 124-01-013H) was re-zoned on October 25, 2011, from RU-4, one dwelling per four acres, to SR-87, Single-Household Residential, one dwelling per 87,000 square feet.
- The site is located approximately 3 miles south of Interstate 10 at the J-6/Mescal Interchange. Access is from J-6 Ranch Road.



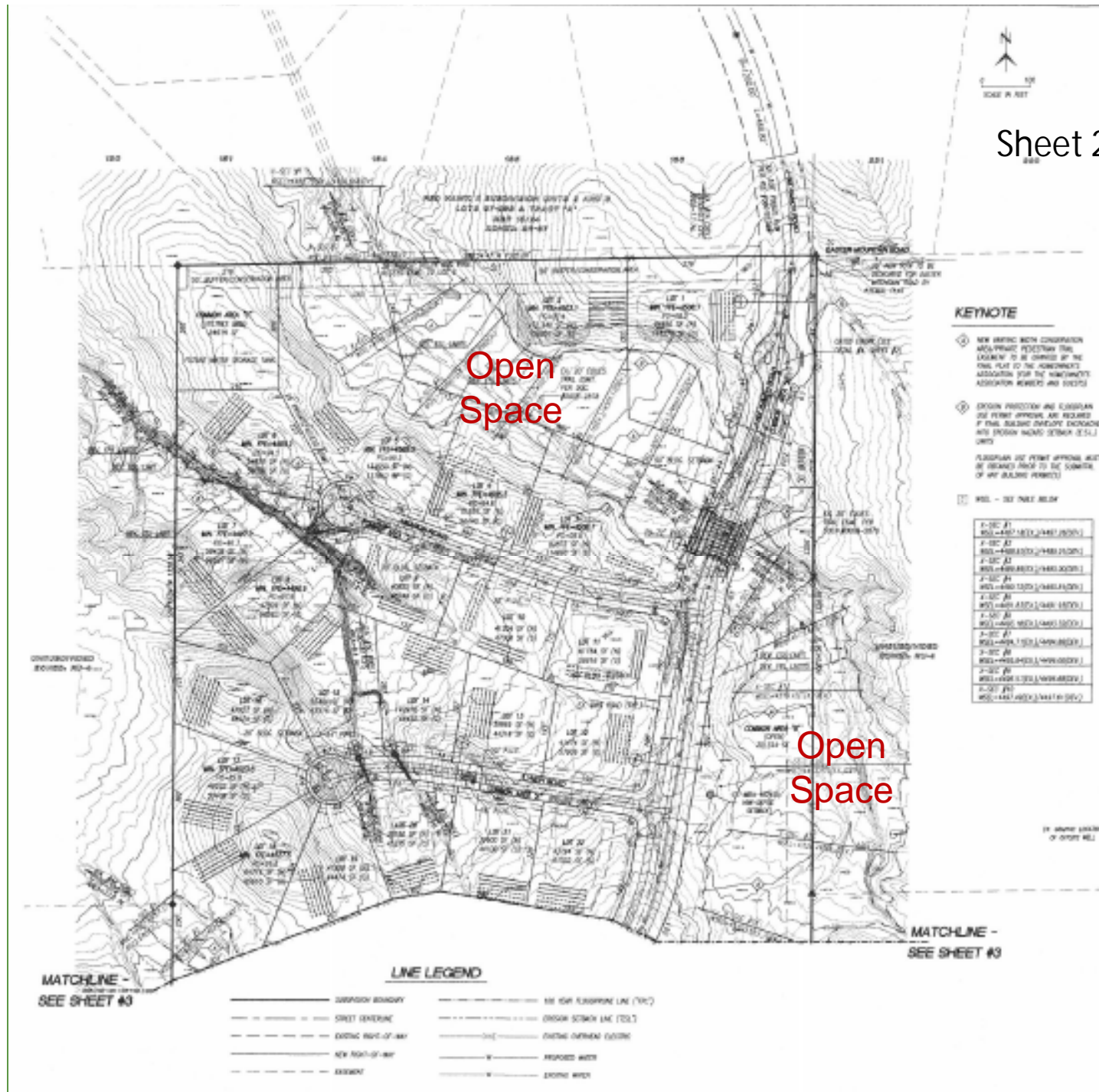
***Public Programs...Personal Service***



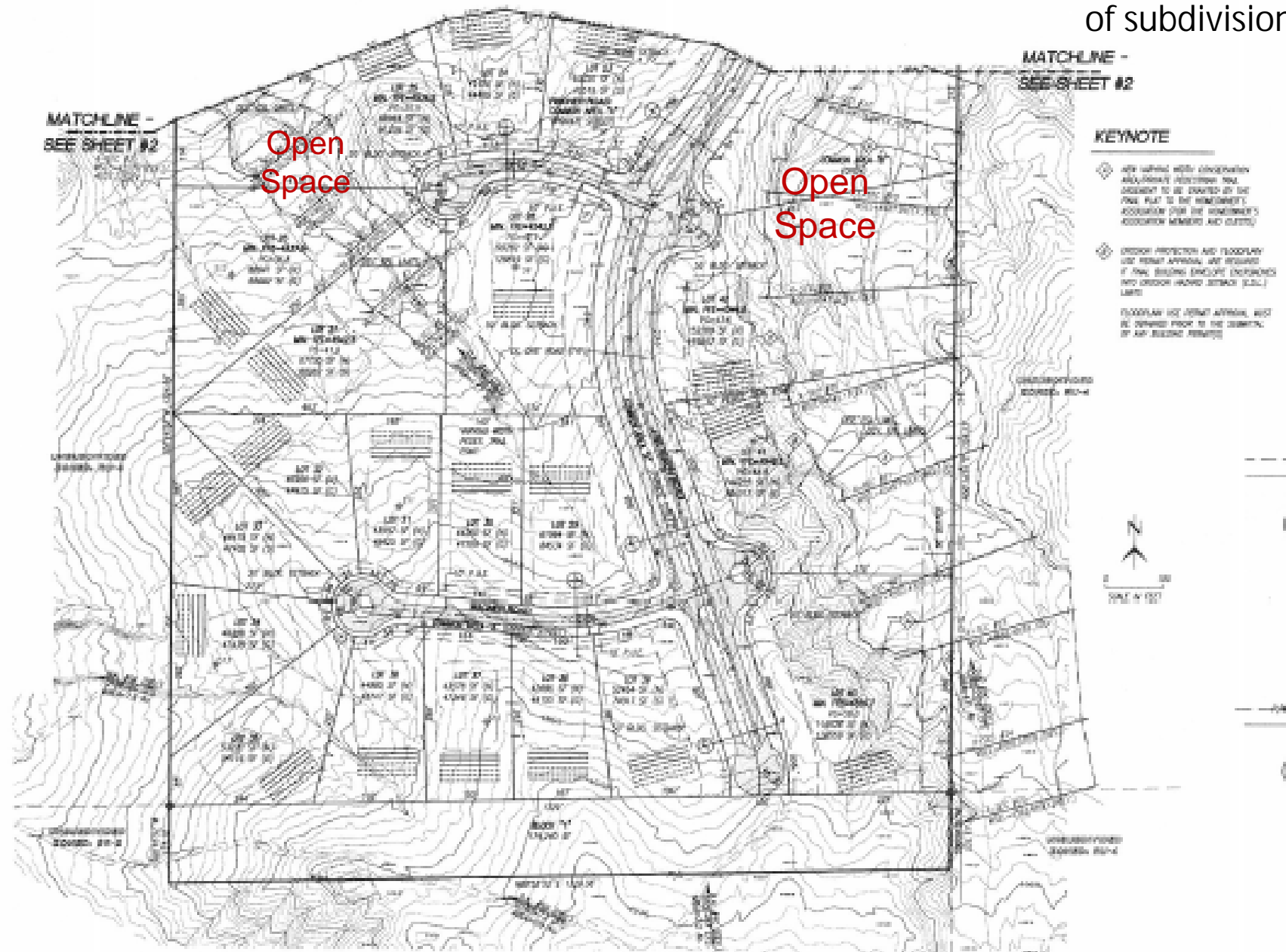




Sheet 2 of 3 North half  
of subdivision



# Sheet 3 of 3 South half of subdivision



## COCHISE COUNTY

- The subdivision has recorded CC&Rs and a recorded Sustainability Plan for water conservations measures for all phases of the subdivision.
- Access to the subdivision shall be via County-maintained J-6 Ranch Road, from Interstate 10 to the gated subdivision which will have private internal roads. The internal roads will be built to Cochise County standards.
- Drainage has been approved with Conditions.
- Each lot will have a building envelope with the remainder of the lot, except the driveway, to remain as conservation easement.
- Each lot will have an individual sewage disposal system, with either conventional (septic tank and leach field) or an alternative system if required.
- A variance allowing a 44' pavement radius for the cul-de-sacs was granted by the County Engineer on June 4, 2014.



***Public Programs...Personal Service***

## COCHISE COUNTY

- Water is to be provided by Empirita Water Company and a determination of water adequacy from the Arizona Department of Water Resources (ADWR) was issued on March 27, 2007.
- On October 25, 2011 the Board of Supervisors granted the conditional re-zoning (Docket Z-11-06) of APN 124-01-013H from RU-4 Rural to SR-87. The proposed Tentative Plat meets all of the Conditions of the re-zoning except Condition 4:
  4. Prior to plat approval, the Applicant must provide either on-site or off-site multi-purpose (vehicular, pedestrian, equestrian, etc) legal access to federal lands. If access to the federal land is provided on-site, it will be reflected on all future subdivision plats; provided, however, if the Developer does provide legal access, but the U.S. Forest Service, Arizona Game and Fish, or some other agency or person, does not improve the access for vehicular use within two years after legal access has been provided, then the condition requiring legal access for vehicular use shall cease.



## COCHISE COUNTY

- The Tentative Plat was reviewed by internal departments and external stakeholders and interested agencies such as:
- US Forest Service and Arizona Game and Fish Department
  - Comment- Want access to the Forest
- J-6/Mescal Community Development Organization (CDO)
  - Comment- Want access to the Forest
- City of Benson - no comments
- Mescal-J6 Fire District
  - Comment- Want access to the Forest
- Sulphur Springs Valley Electric Cooperative, Inc. (SSVEC)
  - Comment- Concerns about existing overhead electrical line
    - Condition was added to address this concern



***Public Programs...Personal Service***

## **COCHISE COUNTY**

### Factors In Favor of Approval

1. With the exception of Condition 4, the proposed Tentative Plat would comply with the requirements of the subdivision ordinance Tentative Plat submittal requirements.

### Factors Against Approval

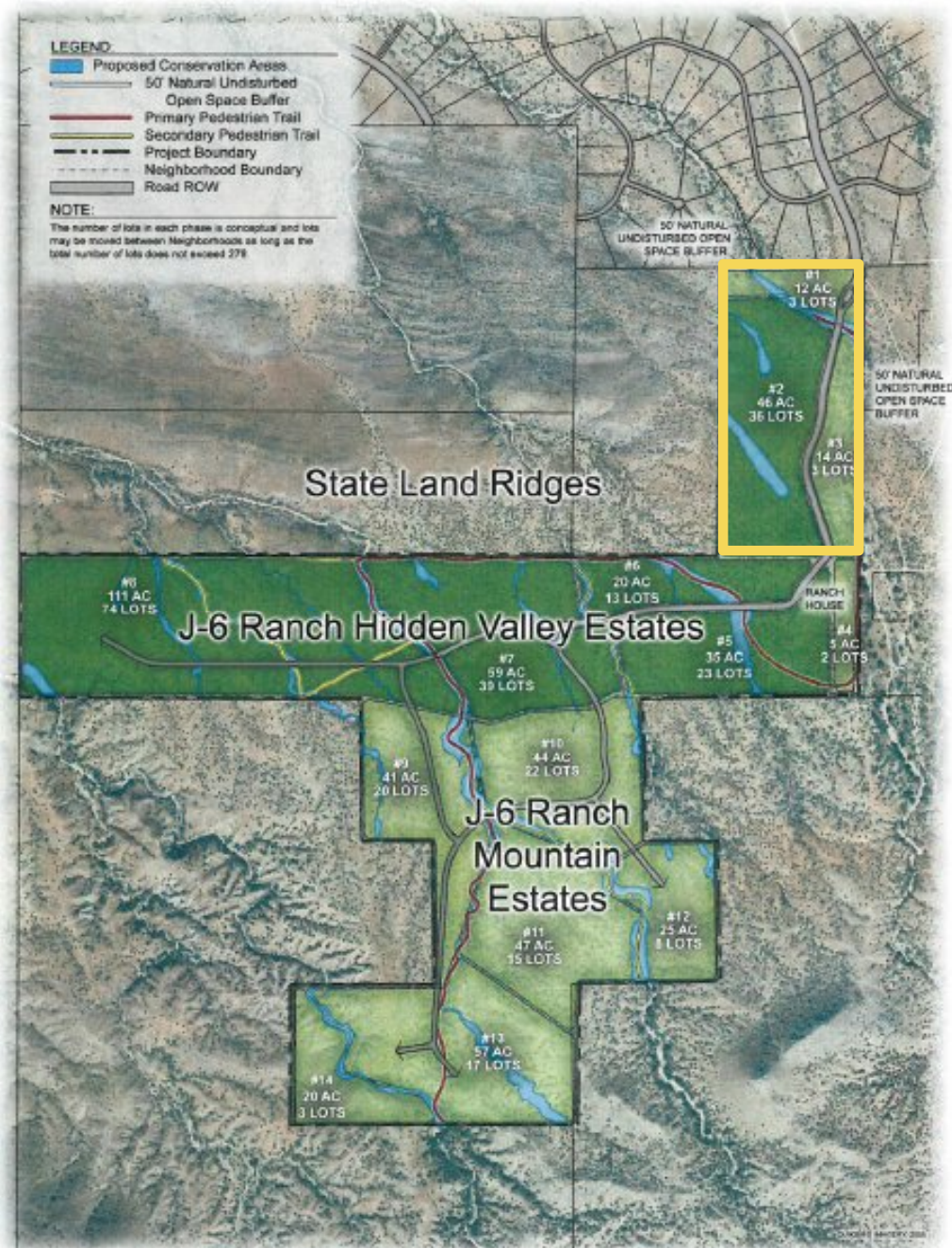
1. The request does not comply with Condition 4 of the Conditional Re-zoning approval, Z-11-06, granted on October 25, 2011; and
2. There is opposition to the request from public and private interest groups against approving the request without fulfillment of Condition 4 granting vehicular access to the Coronado Forest.



***Public Programs...Personal Service***

## PHASING PLAN

## Discussion



## COCHISE COUNTY

Recommendation: Denial

Final Plat subject to the conditions included in  
the staff report



***Public Programs...Personal Service***

## COCHISE COUNTY

### Sample Motion

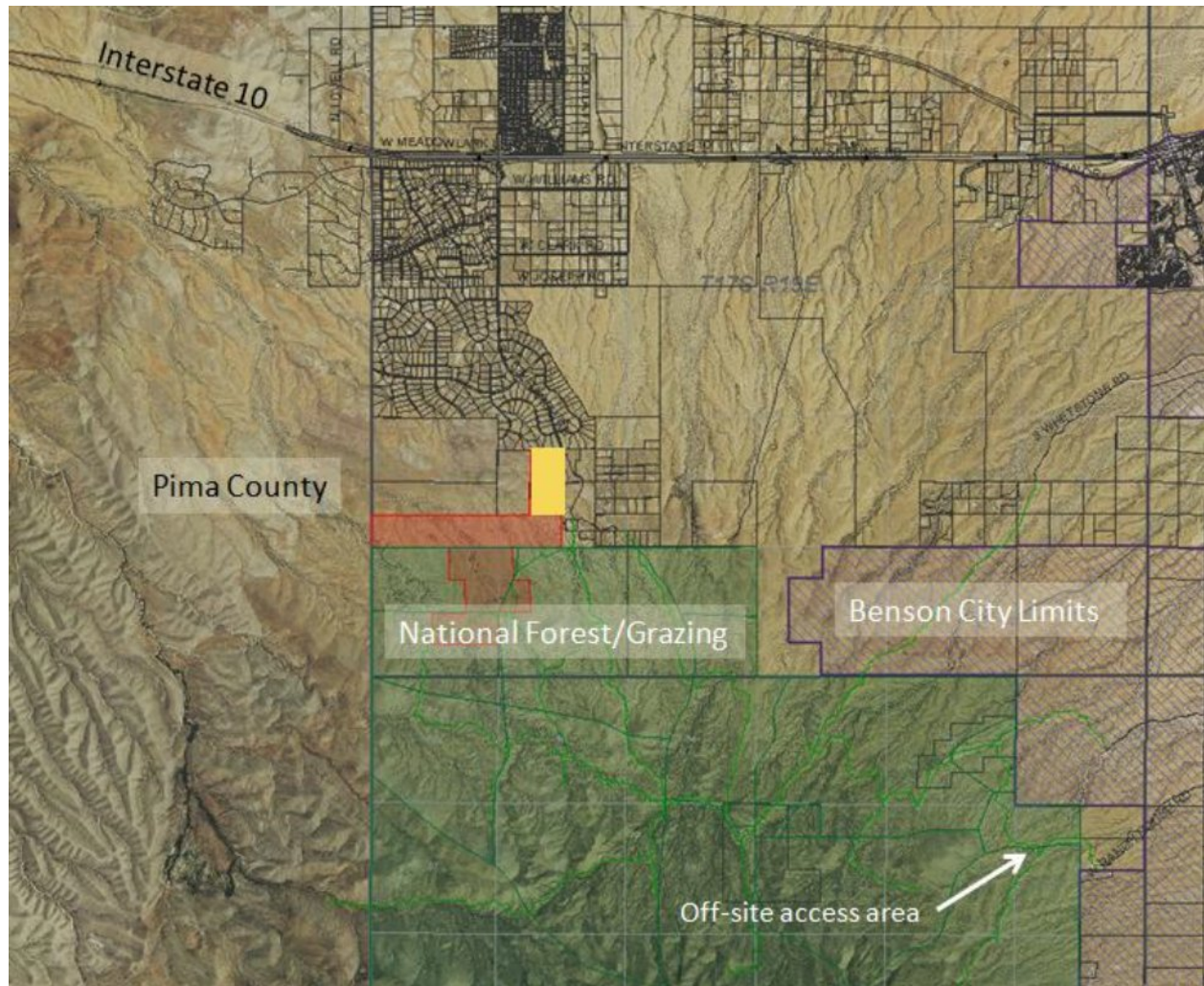
Mr. Chairman, I move to approve S-12-01 (J6 Ranch Lots 1-42) Subdivision Tentative Plat with the Conditions recommended by staff.



***Public Programs...Personal Service***



S-12-01 (J6 Ranch Lots 1-42) Location Map



GENERAL NOTES

- THIS SUBDIVISION HAS PRIVATE STREETS THAT ARE NOT MAINTAINED BY COCHISE COUNTY. THE COUNTY IS HELD HARMLESS FOR SAFETY AND VEHICLE DAMAGE FROM PRIVATE STREETS.
- THE LENGTH IN MILES OF THE PRIVATE STREETS IS 1.02 MILES.
- INDIVIDUAL SEWAGE DISPOSAL SYSTEMS ARE PROPOSED (SEPTIC TANK AND LEACH FIELD). PRIOR TO BUILDING PERMIT ISSUANCE, INDIVIDUAL PERCOLATION OR SOILS EVALUATIONS WILL BE REQUIRED FOR ALL LOTS. A MINIMUM ONE-HUNDRED (100) FOOT SETBACK IS REQUIRED FROM ALL WELLS AND FIVE (5) FEET FROM ALL LOT LINES.
- SEWAGE DISPOSAL FOR LOTS 1 - 42 WILL BE BY A CONVENTIONAL SEPTIC SYSTEM OR AN ALTERNATIVE SEWAGE DISPOSAL SYSTEM APPROVED BY THE ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY (ADEQ). THE SEPTIC SYSTEM WILL BE DETERMINED AT THE TIME OF IMPROVEMENTS.
- IF SEWAGE DISPOSAL SYSTEMS OTHER THAN CONVENTIONAL LEACH FIELD SYSTEMS ARE REQUIRED, ARIZONA DEPARTMENT OF ENVIRONMENTAL QUALITY (ADEQ) APPROVAL IS REQUIRED PRIOR TO CONSTRUCTION OF THE SYSTEM.
- THE CONTRACTOR FOR THIS PROJECT WILL ADHERE TO APPROVED DUST AND EROSION CONTROL MEASURES THAT COMPLY WITH THE COCHISE COUNTY LAND CLEARING ORDINANCE.
- IT IS THE SUBDIVIDER'S RESPONSIBILITY TO OBTAIN ANY ADDITIONAL STATE OR FEDERAL PERMITS.
- IN 100-YEAR (1% CHANCE) FLOODPLAINS, THE MINIMUM FINISHED FLOOR ELEVATIONS (INCLUDING BASEMENTS) SHALL BE TWELVE INCHES ABOVE THE CALCULATED 1% CHANCE WATER SURFACE ELEVATION AT THE BUILDING PAD. NO BUILDING SHALL BE ORIENTED IN SUCH A WAY AS TO BLOCK THE NATURAL STORM RUNOFF. ALL LOTS ARE SUBJECT TO THE REQUIREMENTS OF THE APPROVED HYDROLOGY AND HYDRAULIC STUDY PREPARED FOR THIS SUBDIVISION AND ON FILE WITH THE COCHISE COUNTY HIGHWAY AND FLOODPLAIN DEPARTMENT.
- GATE CODES FOR THE GATED ENTRY WILL BE PROVIDED TO EMERGENCY PROVIDERS FOR EMERGENCY ACCESS.
- ALL DEVELOPMENT IS SUBJECT TO THE APPROVED AND RECORDED CC&Rs AND SUSTAINABILITY PLAN FOR J-6 RANCH.
- WATER CONSERVATION SHALL BE IN ACCORDANCE WITH THE SUSTAINABILITY PLAN FOR J-6 RANCH.
- ZONING IS SR-2 AND SHALL REMAIN WITH NO DENSITY BONUS ALLOWED FOR THIS J-6 RANCH PROJECT. BLOCK "1" IS ELIGIBLE TO BE INCLUDED IN SUBSEQUENT PLATS (AND RESUBDIVISIONS) AND MAY BE RESUBDIVIDED INTO LOTS AS LONG AS THE NUMBER OF LOTS SHOWN ON THE PLAT (AND SUBSEQUENT PLATS) DO NOT EXCEED, IN THE AGGREGATE, 1 LOT PER 2 GROSS ACRES (INCLUDING ROADS, COMMON AREAS, ETC.). FOR PURPOSES OF THIS CALCULATION OF GROSS ACRES, ACREAGE CONTAINED IN MORE THAN ONE PLAT SHALL ONLY BE COUNTED ONCE. THIS PLAT CONTAINS 42 LOTS. SUBSEQUENT PLATS MAY CONTAIN UP TO AN ADDITIONAL 236 LOTS IN THE AGGREGATE FOR A GRAND TOTAL OF 278 LOTS ON 556 ACRES IN THE ENTIRE J-6 RANCH PROJECT. SEE "J-6 RANCH LOTTING TABLE" BELOW.

GENERAL NOTES, Continued

- THIS IS A CONSERVATION SUBDIVISION WITH FLEXIBLE LOT SIZES AND A MINIMUM OF 50% OF THE SITE PRESERVED AS A CONSERVATION AREA.
- CONSERVATION/OPEN SPACE CALCULATIONS FOR LOTS 1 - 42 AND BLOCK "1" ARE PROVIDED IN THE "CONSERVATION/OPEN SPACE" CHART (SEE RIGHT) AND AS SHOWN BELOW:  
TOTAL ACREAGE OF PROJECT: 84.8 ACRES  
TOTAL ACREAGE PROPOSED FOR DISTURBANCE: 42.4 ACRES  
TOTAL ACREAGE PROPOSED FOR CONSERVATION/OPEN SPACE: 42.4 ACRES  
TOTAL % OF CONSERVATION/OPEN SPACE: 50%
- BUILDING ENVELOPES ARE LIMITED TO 15,000 S.F. THE BUILDING ENVELOPE ON A TWO (2) ACRE OR LARGER LOT MAY BE ENLARGED UP TO 25,000 S.F. UPON APPROVAL OF THE ARCHITECTURAL AND DESIGN REVIEW COMMITTEE. UTILITIES, SEPTIC AREAS/ALTERNATIVE SEWAGE DISPOSAL SYSTEMS AND DRIVEWAYS MAY BE LOCATED OUTSIDE OF THE BUILDING ENVELOPES. UTILITIES AND SEPTIC AREAS/ALTERNATIVE SEWAGE DISPOSAL SYSTEMS (BUT NOT DRIVEWAYS) SHALL BE INCLUDED AS CONSERVATION/OPEN SPACE.
- AREAS OUTSIDE OF THE APPROVED BUILDING ENVELOPE WILL BE DESIGNATED AS CONSERVATION AREA; SEE ALSO GENERAL NOTE #15.
- BUILDING HEIGHT FOR LOTS 1 - 42: ALL STRUCTURES WILL BE LIMITED TO SINGLE-STORY. MULTI-LEVEL SINGLE STORY MAY BE ALLOWED IF THE VARIOUS LEVELS FOLLOW THE TERRAIN, AND THE BUILDING HEIGHT IS LESS THAN THIRTY (30) FEET.
- SETBACKS FOR LOTS 1 - 42 ARE:  
J-SIX RANCH ROAD RIGHT-OF-WAY ONLY: 50'  
ALL OTHER LOT LINES: 20'
- THE ARIZONA DEPARTMENT OF WATER RESOURCES (ADWR) HAS ISSUED A DETERMINATION OF ADEQUATE WATER SUPPLY FOR THIS PROJECT ON 3/27/07 (EMPIRITA WATER COMPANY).
- ALL LOTS WILL BE FIRE SPRINKLERED AND MINIMUM FIRE FLOW REDUCED TO 500 GPM.
- FINAL FIRE FLOW REQUIREMENTS, INCLUDING THE WATER STORAGE TANK TO BE LOCATED IN COMMON AREA "C", WILL BE DETERMINED AT THE TIME OF IMPROVEMENTS PLAN (WATER PLAN) REVIEW AND APPROVAL.

OWNER/DEVELOPER:

EASTER MOUNTAIN RANCH, L.L.C.  
1050 E. RIVER ROAD, SUITE 300  
TUCSON, ARIZONA 85718

LEGAL DESCRIPTION

THE SOUTHEAST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER AND THE NORTHEAST ONE-QUARTER OF THE SOUTHWEST ONE-QUARTER OF SECTION 29, T17S, R19E, G&SRBM, COCHISE COUNTY, ARIZONA AND ALL OF THAT PORTION OF THE SOUTHWEST ONE-QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, T17S, R19E, G&SRBM, COCHISE COUNTY, ARIZONA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH 1/16TH CORNER OF SAID SECTION 29, BEING AN ALUMINUM CAPPED PIN STAMPED "S/S RLS 7599," FROM WHICH THE CENTER QUARTER CORNER OF SAID SECTION 29, BEING AN ALUMINUM CAPPED PIN STAMPED "S/S RLS 7599" BEARS N00°14'51"E AT A DISTANCE OF 1326.23' AND THE SOUTH QUARTER CORNER OF SAID SECTION 29, BEING AN ALUMINUM CAPPED PIN STAMPED "RLS 7599" BEARS S00°10'51"W AT A DISTANCE OF 1326.27'.

THENCE S00°10'51"W, ALONG THE EAST LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 131.11' TO A POINT;

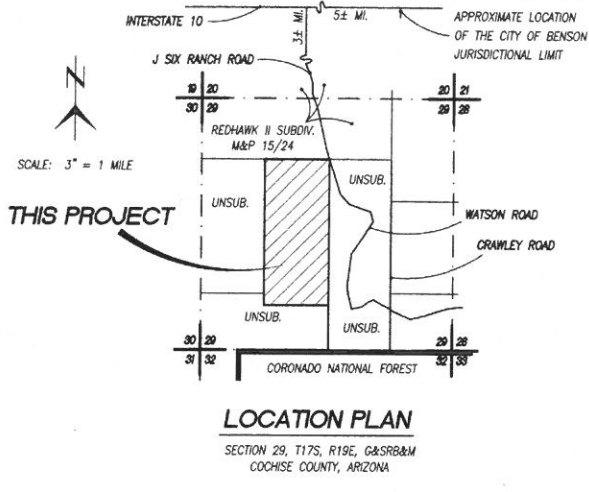
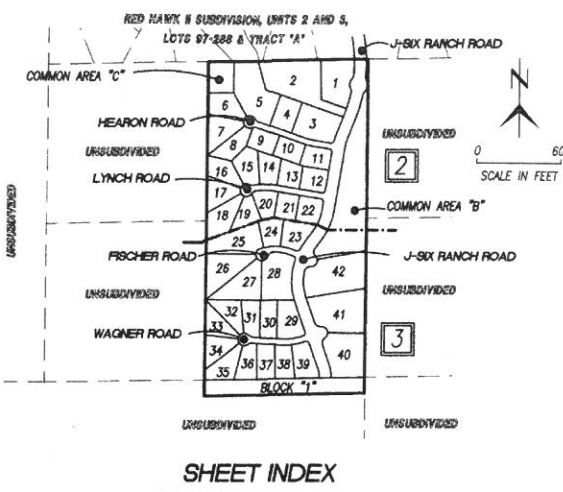
THENCE S88°52'52"W, A DISTANCE OF 1329.38' TO A POINT ON THE WEST LINE OF SAID SOUTHEAST QUARTER;

THENCE N00°16'52"E, ALONG SAID WEST LINE, A DISTANCE OF 131.12' TO THE NORTHWEST CORNER OF SAID SOUTHEAST QUARTER, BEING A 5/8" REBAR TAGGED "RLS 26928";

THENCE N88°52'52"E ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 1329.15' TO THE POINT OF BEGINNING.

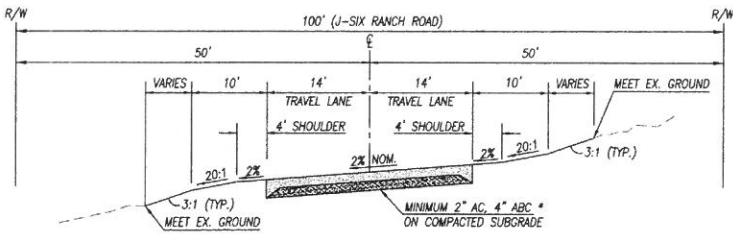
CONSERVATION/OPEN SPACE CHART FOR CURRENT PROJECT

TOTAL ACREAGE	84.8 ACRES
PROPOSED PRIVATE RIGHT-OF-WAY (COMMON AREA "A") DISTURBANCE	9.9 ACRES
PROPOSED BUILDING ENVELOPE DISTURBANCE, LOTS 1 - 42	17.0 ACRES
PROPOSED WELL SITE (COMMON AREA "C") DISTURBANCE	1.0 ACRES
PROPOSED ADDITIONAL DISTURBANCE (DETENTION/RETENTION, WATER HARVESTING AND OTHER USES)	14.5 ACRES
TOTAL MAXIMUM PROPOSED DISTURBANCE	42.4 ACRES
THE PROPOSED PERCENTAGE OF CONSERVATION/OPEN SPACE	50%
THE REQUIRED PERCENTAGE OF CONSERVATION/OPEN SPACE	50%

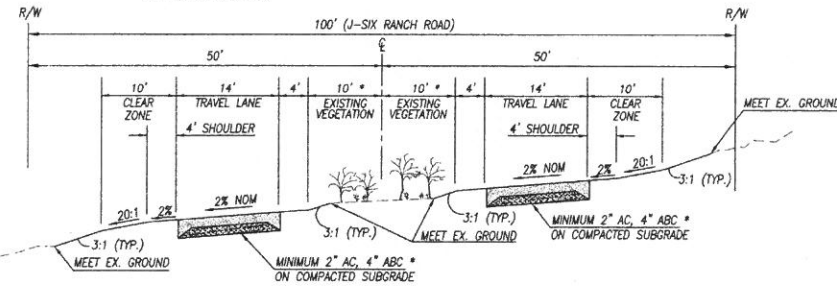


LEGEND

- SUBDIVISION BOUNDARY ("PROPERTY LINE")
- EXISTING RIGHT-OF-WAY
- NEW RIGHT-OF-WAY
- NEW PAVEMENT
- EXISTING PAVEMENT
- FOUND SURVEY MONUMENT PER OPW SURVEYING RECORD OF SURVEY
- SET 5/8" REBAR TAGGED "RLS 26928"
- CENTERLINE SURVEY MONUMENT - EXISTING J-6 RANCH RIGHT-OF-WAY
- 100 YEAR FLOODPRONE LINE ("FPL")
- EROSION SETBACK LINE ("ESL")
- 100 YEAR WATER SURFACE ELEVATION
- WSFL = 1
- D.A. #6 (TOTAL)  
0100=100 CFS (EX.)  
AREA=11.7 AC.
- DRAINAGE CONCENTRATION POINT
- EXISTING CONTOURS
- COMPOSITE DETAIL PAGE INDEX
- PRELIMINARY BUILDING ENVELOPE (MAY BE MODIFIED BY THE DECLARANT OR THE ARCHITECTURAL REVIEW COMMITTEE AS PROVIDED IN THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR J-6 RANCH, SEE ALSO GENERAL NOTE #15)
- EXISTING OVERHEAD ELECTRIC
- PROPOSED WATER
- EXISTING WATER
- PROPOSED TYPICAL PRELIMINARY ON-SITE SEPTIC FACILITIES/DISPOSAL AREA (CONVENTIONAL OR ALTERNATIVE SYSTEM, SEE GENERAL NOTE #4)
- PROPOSED TYPICAL ALTERNATE ON-SITE SEPTIC FACILITIES/DISPOSAL AREA (CONVENTIONAL OR ALTERNATIVE SYSTEM, SEE GENERAL NOTE #4)
- SEPTIC PERCOLATION TESTING LOCATION
- EXISTING WELL SITE
- SIGHT VISIBILITY TRIANGLE ("SVT") AREAS  
DIMENSION: 15' x 180'
- NET OR GROSS LOT AREA
- CROSS SECTION NUMBER/PAGE NUMBER
- PRELIMINARY HYDRANT LOCATION PER FIRE DEPARTMENT (FINAL DESIGN LOCATION WILL BE PROVIDED ON WATER PLAN FOR PROJECT)



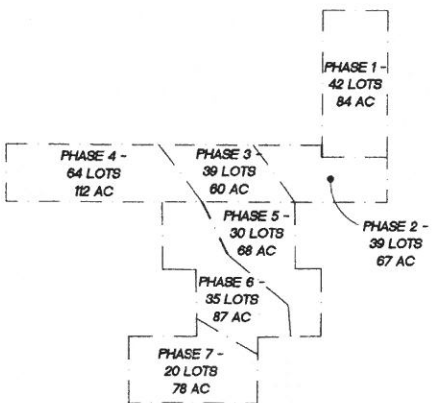
1 100' PRIVATE UNDIVIDED ROADWAY SEGMENT X-SECTION N.T.S.



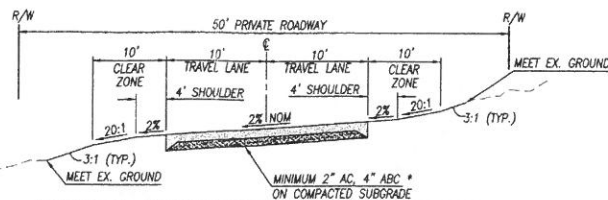
2 100' PRIVATE DIVIDED ROADWAY SEGMENTS X-SECTION N.T.S.

DETAIL NOTES

- ACTUAL DEPTH OF ABC DETERMINED BY SOILS TEST OF SUBGRADE AND FIGURE D-151 OF THE COCHISE COUNTY ROAD DESIGN AND CONSTRUCTION STANDARDS
- PROPOSED MEDIAN SOUTH OF ENTRY GATE IS 2.5' EACH SIDE OF CENTERLINE - SEE PLAN VIEW



J-6 RANCH PHASING/ LOTTING PLAN



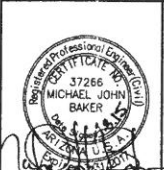
3 TYPICAL 50' PRIVATE LOCAL ROADWAY X-SECTION N.T.S.

J-6 RANCH LOTTING TABLE

TOTAL ACREAGE OF ENTIRE PROJECT: 556 ACRES  
TOTAL # OF LOTS ALLOWED FOR ENTIRE PROJECT: 278  
TOTAL ACREAGE IN CURRENT PHASE: 84.8 ACRES  
TOTAL # OF PROPOSED LOTS IN CURRENT PHASE: 42  
TOTAL # OF PROPOSED BLOCKS IN CURRENT PHASE: 1  
TOTAL # OF LOTS REMAINING FOR FUTURE PHASES: 236

PHASING/ LOTTING NOTE

THE TOTAL NUMBER OF LOTS IN EACH PHASE IS CONCEPTUAL AND LOTS MAY BE MOVED BETWEEN NEIGHBORHOODS AS LONG AS THE TOTAL NUMBER OF LOTS DOES NOT EXCEED 278



#S-12-01 REFERENCE: #Z-11-06

TENTATIVE PLAT for  
J-6 RANCH, LOTS 1 - 42, BLOCK "1" AND  
COMMON AREAS "A" (PRIVATE STREETS), "B" (OPEN) AND "C" (UTILITIES SITE)  
BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND  
A PORTION OF THE SOUTHWEST 1/4 OF SECTION 29, T17S, R19E,  
G&SRBM, COCHISE COUNTY, ARIZONA

**Baker & Associates Engineering, Inc.**  
3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

DRAWN BY: JVA	DATE: 10/11/12	DRAWING #	SHEET
DESIGNED BY: MB	REV. DATE: 5/9/13	2307-TP1 DWG	1 of 3
CHECKED BY: WHB, Jr.	4TH REV. DATE: 1/8/15	PLAN #2307	

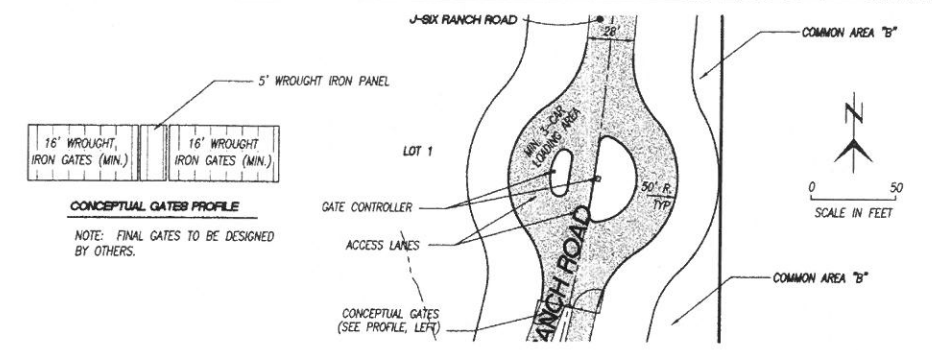




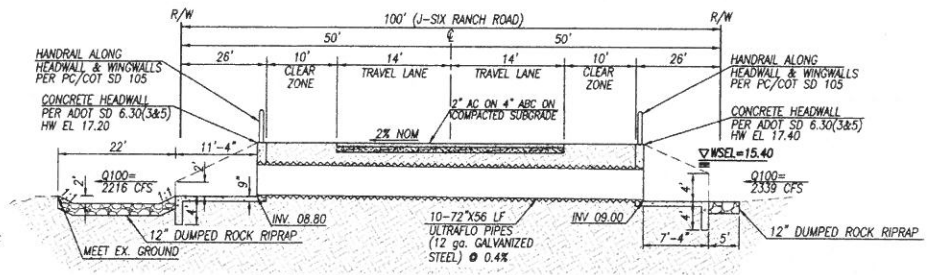
# KEYNOTE

- NEW VARYING WIDTH CONSERVATION AREA/PRIVATE PEDESTRIAN TRAIL EASEMENT TO BE GRANTED BY THE FINAL PLAT TO THE HOMEOWNER'S ASSOCIATION (FOR THE HOMEOWNER'S ASSOCIATION MEMBERS AND GUESTS)
- EROSION PROTECTION AND FLOODPLAIN USE PERMIT APPROVAL ARE REQUIRED IF FINAL BUILDING ENVELOPE ENCLOSES INTO EROSION HAZARD SETBACK (E.S.) LIMITS
- FLOODPLAIN USE PERMIT APPROVAL MUST BE OBTAINED PRIOR TO THE SUBMITTAL OF ANY BUILDING PERMIT(S)
- WSEL - SEE TABLE BELOW

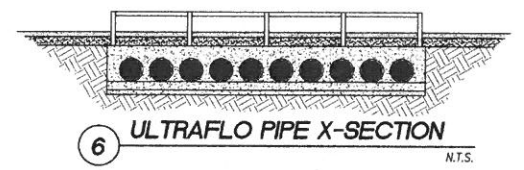
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X-SEC #2	WSEL=4488.93(EX)/4489.01(DEV.)
X-SEC #3	WSEL=4489.89(EX)/4490.00(DEV.)
X-SEC #4	WSEL=4490.72(EX)/4490.81(DEV.)
X-SEC #5	WSEL=4491.83(EX)/4491.93(DEV.)
X-SEC #6	WSEL=4493.18(EX)/4493.32(DEV.)
X-SEC #7	WSEL=4494.71(EX)/4494.86(DEV.)
X-SEC #8	WSEL=4495.84(EX)/4496.00(DEV.)
X-SEC #9	WSEL=4496.51(EX)/4496.68(DEV.)
X-SEC #10	WSEL=4497.49(EX)/4497.61(DEV.)



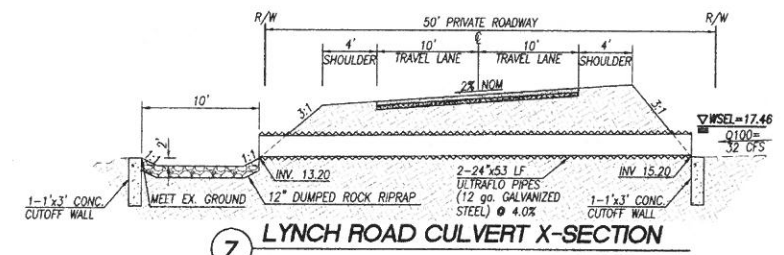
4 GATED ENTRY DETAIL



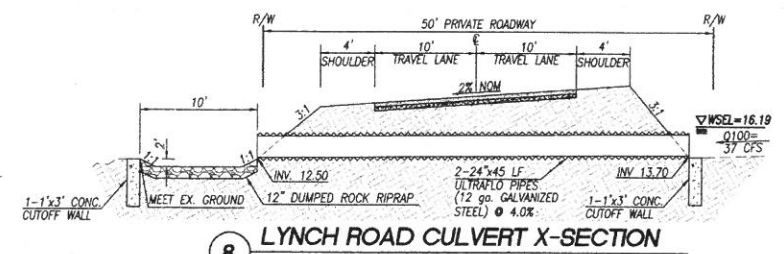
5 J-SIX RANCH ROAD CULVERT X-SECTION



6 ULTRAFLO PIPE X-SECTION



7 LYNCH ROAD CULVERT X-SECTION



8 LYNCH ROAD CULVERT X-SECTION

MATCHLINE -  
SEE SHEET #3

## LINE LEGEND

- SUBDIVISION BOUNDARY
- STREET CENTERLINE
- EXISTING RIGHT-OF-WAY
- NEW RIGHT-OF-WAY
- EASEMENT
- 100 YEAR FLOODPRONE LINE ("FPL")
- EROSION SETBACK LINE ("ESL")
- EXISTING OVERHEAD ELECTRIC
- PROPOSED WATER
- EXISTING WATER

MATCHLINE -  
SEE SHEET #3

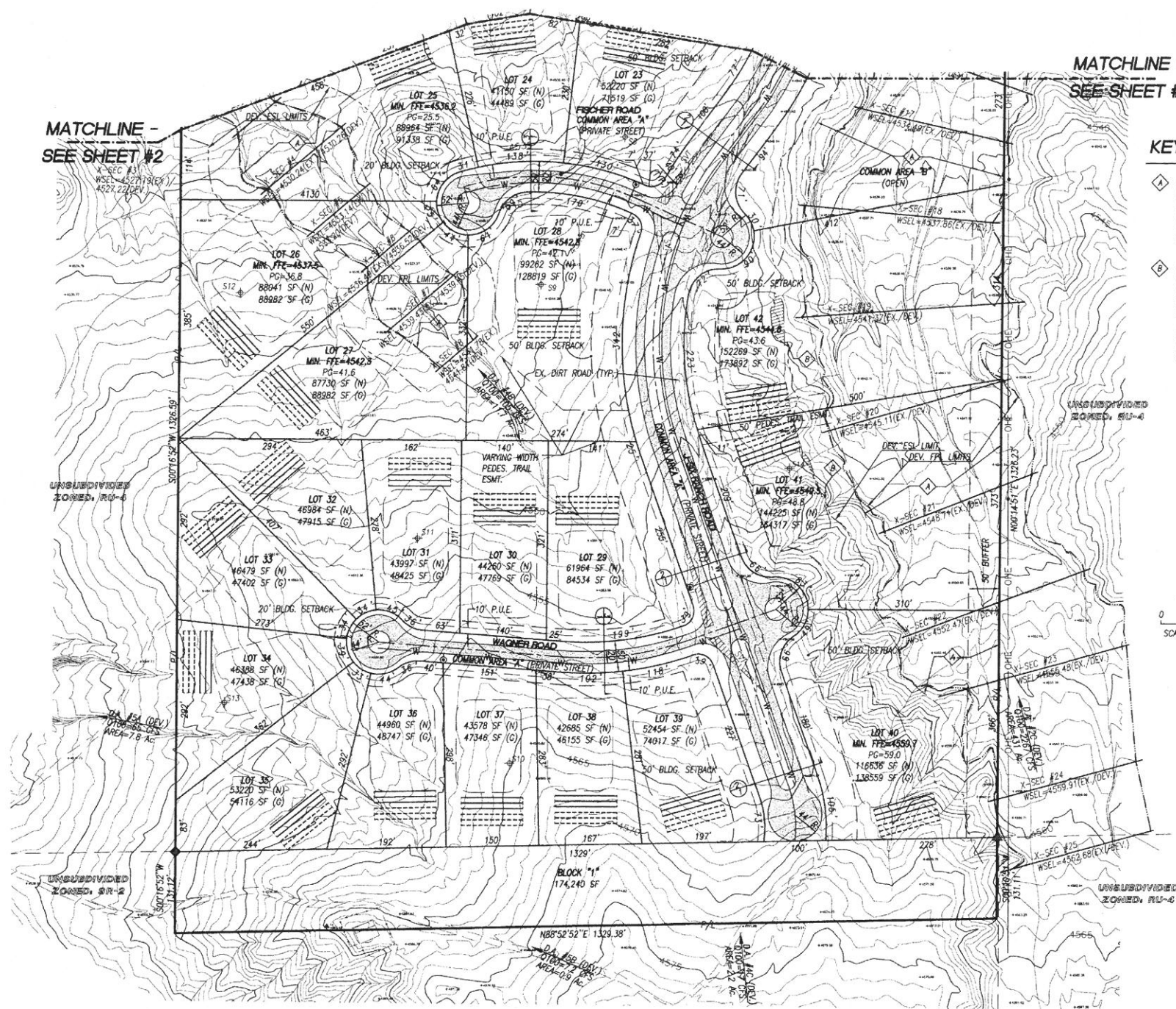
#S-12-01 REFERENCE: #Z-11-06

TENTATIVE PLAT for  
J-6 RANCH, LOTS 1 - 42, BLOCK "1" AND  
COMMON AREAS "A" (PRIVATE STREETS), "B" (OPEN) AND "C" (UTILITIES SITE)  
BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 AND  
A PORTION OF THE SOUTHWEST 1/4 OF SECTION 29, T17S, R19E,  
G&SRBM, COCHISE COUNTY, ARIZONA

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3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

DRAWN BY: JVA	DATE: 10/11/12	DRAWING #	SHEET
DESIGNED BY: MB	REV. DATE: 5/20/13	2307-TPI.DWG	2 of 3
CHECKED BY: WMB, Jr.	4TH REV. DATE: 1/8/15	PLAN #2307	



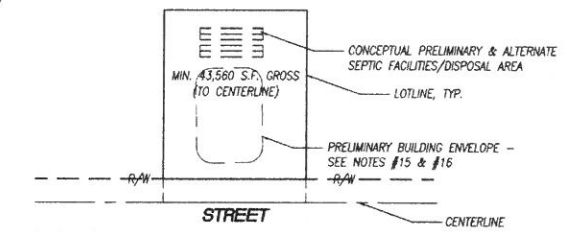


MATCHLINE -  
SEE SHEET #2

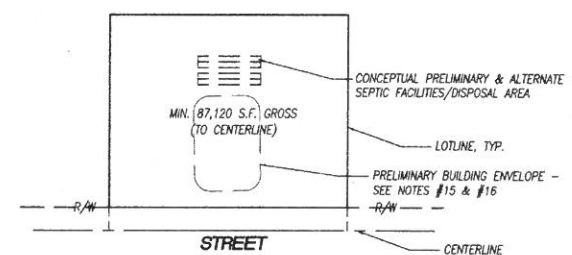
MATCHLINE -  
SEE SHEET #2

### KEYNOTE

- NEW VARYING WIDTH CONSERVATION AREA/PRIVATE PEDESTRIAN TRAIL EASEMENT TO BE GRANTED BY THE FINAL PLAT TO THE HOMEOWNER'S ASSOCIATION (FOR THE HOMEOWNER'S ASSOCIATION MEMBERS AND GUESTS)
- EROSION PROTECTION AND FLOODPLAIN USE PERMIT APPROVAL ARE REQUIRED IF FINAL BUILDING ENVELOPE ENCRDACHES INTO EROSION HAZARD SETBACK (E.S.L.) LIMITS
- FLOODPLAIN USE PERMIT APPROVAL MUST BE OBTAINED PRIOR TO THE SUBMITTAL OF ANY BUILDING PERMIT(S)



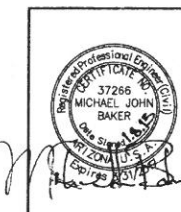
9 TYPICAL 1 ACRE LOT DETAIL  
(LOTS 4, 6-24, 29-39)



10 TYPICAL 2 ACRE LOT DETAIL  
(LOTS 1-3, 5, 25-28, 40-42)

### LINE LEGEND

- |                         |                                    |
|-------------------------|------------------------------------|
| — SUBDIVISION BOUNDARY  | — 100 YEAR FLOODPRONE LINE ("FPL") |
| — STREET CENTERLINE     | — EROSION SETBACK LINE ("ESL")     |
| — EXISTING RIGHT-OF-WAY | — OHE — EXISTING OVERHEAD ELECTRIC |
| — NEW RIGHT-OF-WAY      | — W — PROPOSED WATER               |
| — EASEMENT              | — W — EXISTING WATER               |



#S-12-01 REFERENCE: #Z-11-06

**TENTATIVE PLAT for**  
**J-6 RANCH, LOTS 1 - 42, BLOCK "1" AND**  
**COMMON AREAS "A" (PRIVATE STREETS), "B" (OPEN) AND "C" (UTILITIES SITE)**  
 BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND  
 A PORTION OF THE SOUTHWEST 1/4 OF SECTION 29, T17S, R19E,  
 G&SRBM, COCHISE COUNTY, ARIZONA

**Baker & Associates Engineering, Inc.**  
 3561 E. Sunrise Drive, Suite #225 Tucson, Arizona 85718 (520) 318-1950 Fax (520) 318-1930

SCALE: HORIZ: 1"=100'	DRAWN BY: JVA	DATE: 10/11/12	DRAWING #	SHEET
C.I.: 1"	DESIGNED BY: MB	REV. DATE: 5/5/13	2307-TP1.DWG	3 of 3
	CHECKED BY: WMB, Jr.	4TH REV. DATE: 1/8/15	PLAN #2307	



## **COMMUNITY DEVELOPMENT DEPARTMENT**

*Planning, Zoning and Building Safety*

1415 Melody Lane, Bisbee, Arizona 85603

(520) 432-9240

Fax 432-9278

*Carlos De La Torre, P.E., Director*

October 27, 2011

Easter Mountain, LLC.  
1050 East River Road, Suite 300  
Tucson, AZ 85718

**Re: Docket Z-11-06, Parcel No. 124-01-013H, located at 1670 South J-6 Road, Benson, AZ.**

Dear Mr. Lenihan and Mr. Hearon:

As you are aware, at their regular meeting on October 25, 2011, the Cochise County Board of Supervisors (Board) voted (2 - 1) to rezone the aforementioned parcel from Rural (RU-4) to (SR-2).

The approval was conditioned as follows:

1. The Applicant shall provide the County with a signed *Acceptance of Conditions* and a *Waiver of Claims* form arising from ARS Section 12-1134 signed by the property owner of the subject property within thirty (30) days of Board of Supervisors approval of the rezoning or the approval of the rezoning may be deemed void; and
2. It is the Applicants' responsibility to obtain any additional permits, or meet any additional conditions, that may be applicable to the proposed use pursuant to other federal, state, or local laws or regulations; and
3. The Applicant will submit a subdivision plat within one year from the date of approval, with a phasing plan for all future development. All subdivision plats will reflect at least 50% open space and the use of building envelopes. All construction will be completed within 10 years. If these conditions are not met, the Board of Supervisors may revert the zoning of any portions of the parcel that are not subdivided back to the RU-4 District; and
4. Prior to plat approval, the Applicant must provide either on-site or off-site multi-purpose (vehicular, pedestrian, equestrian, etc) legal access to federal lands. If access to the federal land is provided on-site, it will be reflected on all future subdivision plats; provided, however, if the Developer does provide legal access, but the U.S. Forest Service, Arizona Game and Fish, or some other agency or person, does not improve the access for vehicular use within two years after legal

ATTACHMENT C-63



Easter Mountain, LLC.

Docket Z-11-06

October 27, 2011

Page 2 of 4

access has been provided, then the condition requiring legal access for vehicular use shall cease; and

5. The Applicant shall adhere to the Declaration of Covenants, Conditions, Restrictions, and Easements for J-6 Ranch, dated June, 2011 and the Sustainability Plan, dated September, 2011, both prepared by the Planning Center and attached as Exhibit B to this Zoning Ordinance; and
6. Any subdivision of the Parcel will not be eligible for a density bonus for a Residential Conservation Subdivision, but in all events any subdivision plat for the Parcel must provide at least 50% open space.

We will need your signed Acceptance of Conditions Form and signed and notarized Waiver of Diminution of Value Form (enclosed) by November 24, 2011. Note that the Board's action on this matter is deemed final unless appealed to Superior Court within 30 calendar days of the date on which it was taken. Please feel free to contact me if you have any questions at (520) 432-9253 or by email at [bjwilson@cochise.az.gov](mailto:bjwilson@cochise.az.gov).

Sincerely,

Beverly Wilson, Interim Planning Manager

C: Carlos De La Torre, Community Development Director  
Michael Turisk, Interim Planning Director  
Rick Corley, Zoning Administrator  
Dora Flores, Commercial Permit Coordinator  
Debbie Lee, Residential Permit Coordinator  
Z-11-06 Docket File, New World, Parcel Files

Enclosures: Acceptance of Conditions  
Waiver for Diminutive Value



**Cochise County**  
**Community Development**  
**Highway and Floodplain Division**

Public Programs...Personal Service  
www.cochise.az.gov

**INTEROFFICE MEMO**

**Date:** April 6, 2015  
**To:** Beverly Wilson, Planning Director  
**From:** Joaquin Solis, P.E. Floodplain Engineer  
**For:** Karen Riggs, P.E., RLS, Highway & Floodplain Director and Floodplain Administrator  
**Subject:** Approval of Drainage Report for J-6 Ranch, dated January 2015, Amended March 2015, sealed March 18, 2015 and prepared by Baker & Associates Engineering, Inc. for Easter Mountain Ranch, LLC.

After review of the above mentioned report by the Floodplain Division, the Drainage Report for the J-6 Ranch has been approved. Floodplains and erosion hazard setbacks shall be provided on Final Plat.

1. Include all Hydrologic data sheet information (existing and developed conditions) that is consistent with shown on the developed conditions hydrology map. Cannot verify runoff without information (some were not included).

**Response:** Based upon our telephone conversation on or about February 24, you stated that you were looking for data sheets at the new culvert locations within the existing file. We agreed that these were not needed - the important information is the discharge at the property boundary. Data sheets for each drainage area are included within the report. Therefore, no additional sheets are needed. **Noted.**

2. Delineated drainage areas are different than previous reports and drainage areas are inconsistent with previous reports. Ex. previous reports indicate drainage area DA #1A EX as 484 acres. Now that drainage area is 0.8 acres under existing conditions and 1.1 acres under developed conditions. Why does this change now? 1A, 2B, 3A and 3B have larger drainage areas under developed conditions, in comparison to existing conditions. Similarly the developed drainage area for subwatershed 2A Routing has a smaller drainage area than existing. The developed conditions areas should remain the same as the existing conditions, otherwise that

Highway and Floodplain  
1415 Melody Lane, Building F  
Bisbee, Arizona 85603  
520-432-9300  
520-432-9337 fax  
1-800-752-3745  
highway@cochise.az.gov  
floodplain@cochise.az.gov

Planning, Zoning and Building Safety  
1415 Melody Lane, Building E  
Bisbee, Arizona 85603  
520-432-9300  
520-432-9278 fax  
1-877-777-7958  
planningandzoning@cochise.az.gov

ATTACHMENT D 65

would be diverting area (flow) to other areas which are not acceptable by the County. Please show consistency in watershed areas between existing and developed conditions.

**Response:** As we discussed, the new report was reconfigured in order to provide a clear presentation of the existing and post developed conditions and to address storm water detention. Previously submitted reports are of different format, are no longer valid and should not be used for comparison. As we discussed, existing and post-developed areas will differ. The limits of each post-developed drainage area boundary was established utilizing the current Cochise County regulations to determine vertical high and low point(s) within each private street profile that traverse the drainage area. As a result, the post-developed drainage area for each watershed will vary from the existing drainage area for the same watershed which is based solely upon existing topography. **Noted.**

3. The onsite existing watershed areas should equal the onsite developed watershed areas which should equal the project site area of 84.8 acres. The information provided does not show this. Please revise summary table to the sum of the drainage areas are equal for existing and developed condition.

**Response:** Pursuant to your request, each of the drainage areas are further reduced to include only the on-site portion (off-site contribution excluded) for purposes of analysis. A tabulation is provided for comparison of the computed results within the Addendum-1 section of the report. **Included.**

4. HEC-HMS analysis compares 100-yr discharges (PC-Hydro hydrographs) at downstream outlets between existing and developed conditions that have drainage areas that are different in size. Example: Hydrograph for routing area #2A (routing only) produces 147 cfs with 18.2 acres under existing conditions is not consistent with Hydrograph for routing channel #2A (routing only) producing 127 cfs with 14.9 acres. Please revise hydrographs to show consistency in drainage areas prior to modeling with HEC-HMS.

**Response:** As we discussed, the post-developed culvert crossing results in a reduced discharge routed through a smaller watershed area downstream of the culvert outlet. Therefore, a hydro-graph revision is not needed. **Noted.**

5. Sheet 2 of 3: Please include analysis of drainage swales next to Lynch Road (southern side) to show swales have capacity to convey flow from lots 18 through 21 to the proposed 24" pipe locations and low water crossings.

**Response:** As we discussed, the private streets are designed with cross-slope in the direction of the existing topography. Therefore, the need for drainage swales are not anticipated at this time. If it is determined that a swale is needed during improvement plans review, calculation will be provided as part of our response to review. Pursuant to your request, a post-development analysis is provided as part of Addendum-1 section of the report. The methodology used to apply run-off factors to the disturbed and impervious area(s) within the post-developed watershed in order to determine the weighted basin factor is discussed. **Noted.**



6. Please submit analysis for drainage swale along Hearon, Wagner and Fischer Roads. Reviewer cannot verify that swale has conveyance capacity.

**Response:** As stated above, the need for drainage swales are not anticipated at this time. If deemed needed in the future, calculations will be provided in conjunction with our response to improvement plans review. **Noted.**

7. Show analysis to verify erosion control is/is not needed at Hearon Rd. Cul-de-sac.

**Response:** As we discussed, the "head-cut" was created by flows traversing the existing topography. The post-developed flow will be substantially reduced by the cul-de-sac improvement. A standard 36-inch depth cut-off wall is to be provided at the edge of pavement. It is intended that the "head-cut" will be in-filled in conjunction with the street improvements. If deemed necessary, specific calculation will be provided in our response to improvement plans review. **Noted.**

8. Outlets at drain area 3D and 3E are shown to be within ROW again. Details on sheet 2 of 2 of developed conditions map, show splash pad and cut-off wall out of the right-of-way. If built per details, Addressed.

**Response:** We acknowledge your comment. **Noted.**

9. Per section 5.9, Standards for Subdivisions, Plan Information, C. Floodplain and Floodway Boundaries- Drainage Areas of the Cochise County Floodplain Regulations: All final plats and development plans shall indicate the limits of the regulatory floodplains, erosion hazard boundaries, and the limits of the federally established regulatory floodplains and floodway (if applicable), and be delineated in a surveyable manner (line data and curve data tables) and sealed by an Arizona Registered Land Surveyor.

**Response:** Regulatory flood plain does not traverse the J-6 Ranch property. Erosion hazard setbacks (EHS) will be delineated in a surveyable manner upon the Final Plat.

**NOTE:** Per 3.2 ESTABLISHING AREAS OF Special Flood Hazard and Regulatory Floodplains, Floodways, Section C. In those areas where the regulatory floodplain and erosion hazard areas are not delineated pursuant to Sections 3.2.A and 3.2.B, and upon request for a county permit, the Floodplain Administrator may require the land owner to establish the regulatory floodplain and floodway limits through a hydrologic and hydraulic study prepared by an Arizona Registered Professional Civil Engineer. You have established this in your study. Per section 5.7... the base flood if such a flood has a peak flow rate equal or greater than fifty (50) cubic feet per second (CFS). Provide both Floodplain (FP) and Erosion Hazard Setbacks (EHS) in a surveyable manner on the Final Plat that have been established by the hydraulic study (greater than 100 cfs).

10. The drainage report indicates that the developed conditions on-site hydrology produces a net increase of 93 cfs in comparison to the existing conditions runoff while the north end decreases by 132 cfs. Please note, that the west end developed runoff was not detained which implies that parcel/s owners on the west boundary of the project site still have excess water entering their site as it leaves the project west boundary. Please detain per Cochise County floodplain requirements.

**Response:** Based upon discussion during the February 25th meeting at the Cochise County offices, and your follow-up e-mail dated March 12, 2015, an analysis to determine the percent increase in the velocity of flows exiting the development boundary are provided in the Addendum-1 section of the report. Our calculations reveal that the increased discharge is 2.3-percent or less. **Noted.**

11. Hydraulic analysis results may or may not change as a result of hydrologic corrections. Please show that HEC-RAS analysis is consistent with hydrologic analysis.

**Response:** The HEC-RAS analysis remains unchanged.

**Noted.**

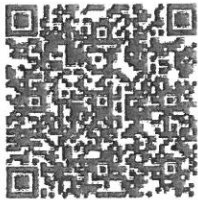
12. Please submit electronic files for hydrology (PC-Hydro, HEC-HMS) and hydraulic analysis (HEC-RAS) in Final plat submittal.

**Response:** We acknowledge the comment. **Noted.**

**From:** Jones, Dale  
**Sent:** Monday, July 21, 2014 9:44 AM  
**To:** Wilson, Beverly; Riggs, Karen  
**Subject:** RE: Legal on J6 Subdivision

Looks good to me!

Dale A. Jones, PLS  
Cochise County Community Development Dept.  
Highway & Floodplain Div.  
1415 W. Melody Lane  
Bisbee, AZ 85603  
520.432.9300 / fax 520.432.9358  
[djones@cochise.az.gov](mailto:djones@cochise.az.gov)



---

**From:** Wilson, Beverly  
**Sent:** Monday, July 21, 2014 9:06 AM  
**To:** Jones, Dale; Riggs, Karen  
**Subject:** Legal on J6 Subdivision

Hello Dale – I'm finishing up the review letter for the J6 subdivision project. Is the legal description correct on the 4<sup>th</sup> submitted TP? Please and thank you!

**Beverly Wilson, Planning Director**  
Cochise County Community Development Department  
Planning, Zoning and Building Safety Division  
1415 Melody Lane, Building E, Bisbee, AZ 85603  
520.432.9240 Fax 520.432.9278  
[bjwilson@cochise.az.gov](mailto:bjwilson@cochise.az.gov)



**Turisk, Mike**

---

**From:** Steve Lenihan [slenihan@usa.net]  
**Sent:** Monday, November 19, 2012 2:19 PM  
**To:** Wilson, Beverly  
**Cc:** Turisk, Mike; Duff Hearon; Bill Baker; jean armstrong; Jim Lynch  
**Subject:** J-6 Ranch  
**Attachments:** Phasing Plan\_(c)\_8.5X11 (10-3-12).pdf

Beverly,

Attached is our phasing plan. I am sorry that it was not submitted with our tentative plat or traffic report submittals. (I do not have Karen Lamberton's email address. Please forward this to her as well. Thanks.)

As we discussed today, our intent always was to have lower density in areas that are visible to neighbors or where the terrain is rougher and to have higher density where the land is flatter and the lots are less visible to neighbors (Hidden Valley is a good example of this). Our phasing plan does this.

What we would like to do, and we ask the county's approval for, is to keep a running count of lots on each plat. For example, in the general notes for the first plat we would show the following:

Total Lots Allowed for Project	278
Less Lots in this Plat	<u>-42</u>
Lots Allowed in Future Plats	236

If the second plat included neighborhoods 4, 5 and 6, the general note might read as follows:

Total Lots Allowed for Project	278
Less Lots Allowed in Prior Plats	-42
Less Lots in this Plat	<u>-38</u>
Lots Allowed in Future Plats	198

Each subsequent plat would have a similar general note keeping a running count so that the total number of lots would not exceed 278 (for 556 acres).

Perhaps Mike, Karen, you and I could talk about this and the traffic report next week. Thanks.

Steve

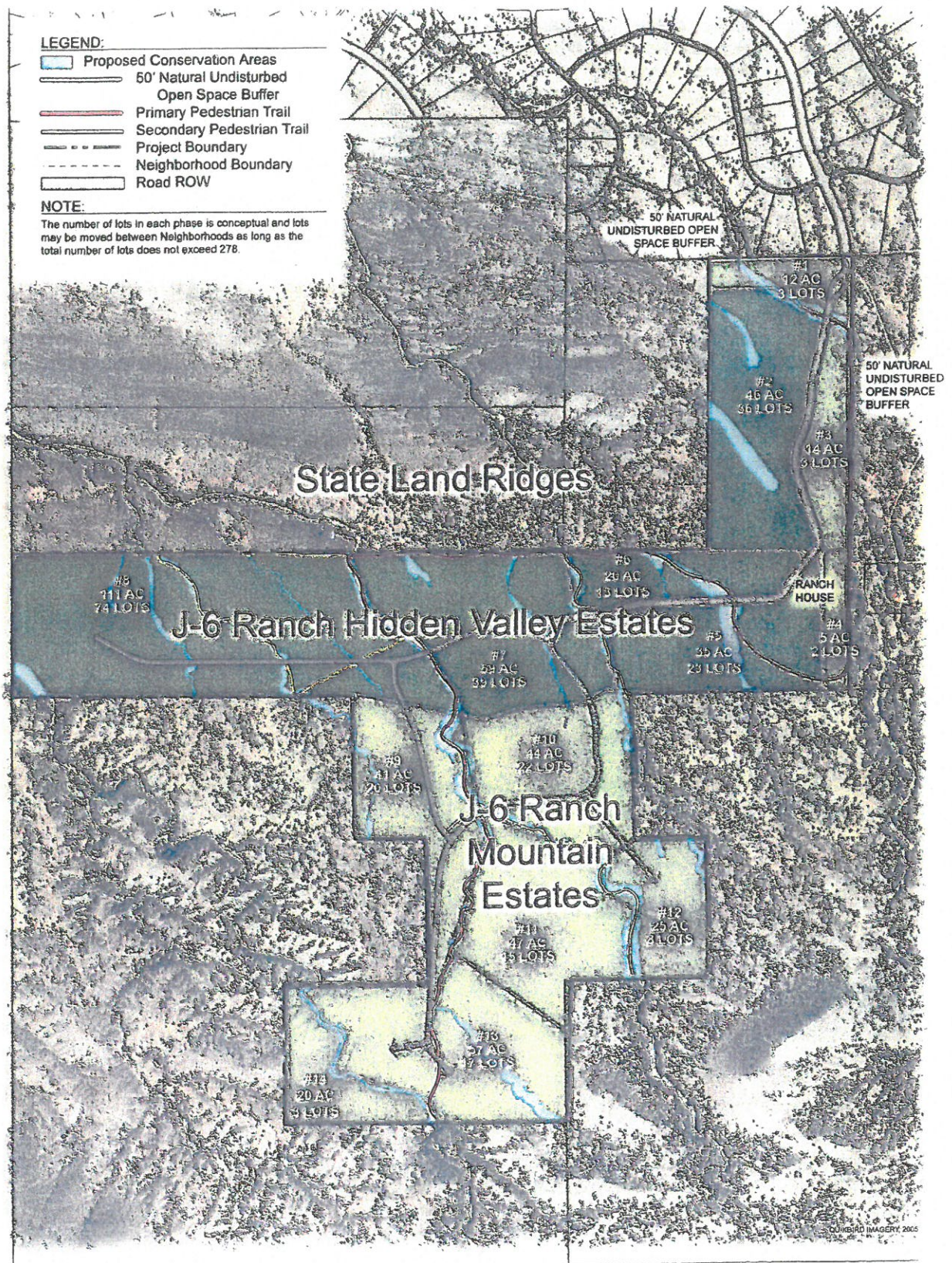
Stephen J. Lenihan, Esq.  
1050 E. River Road, Suite 300  
Tucson, AZ 85718  
Phone: (520) 293-1702  
Fax: (520) 293-0539

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## PHASING PLAN



Easter Mountain Ranch, LCC  
1050 E. River Road, Suite 300  
Tucson, AZ 85718

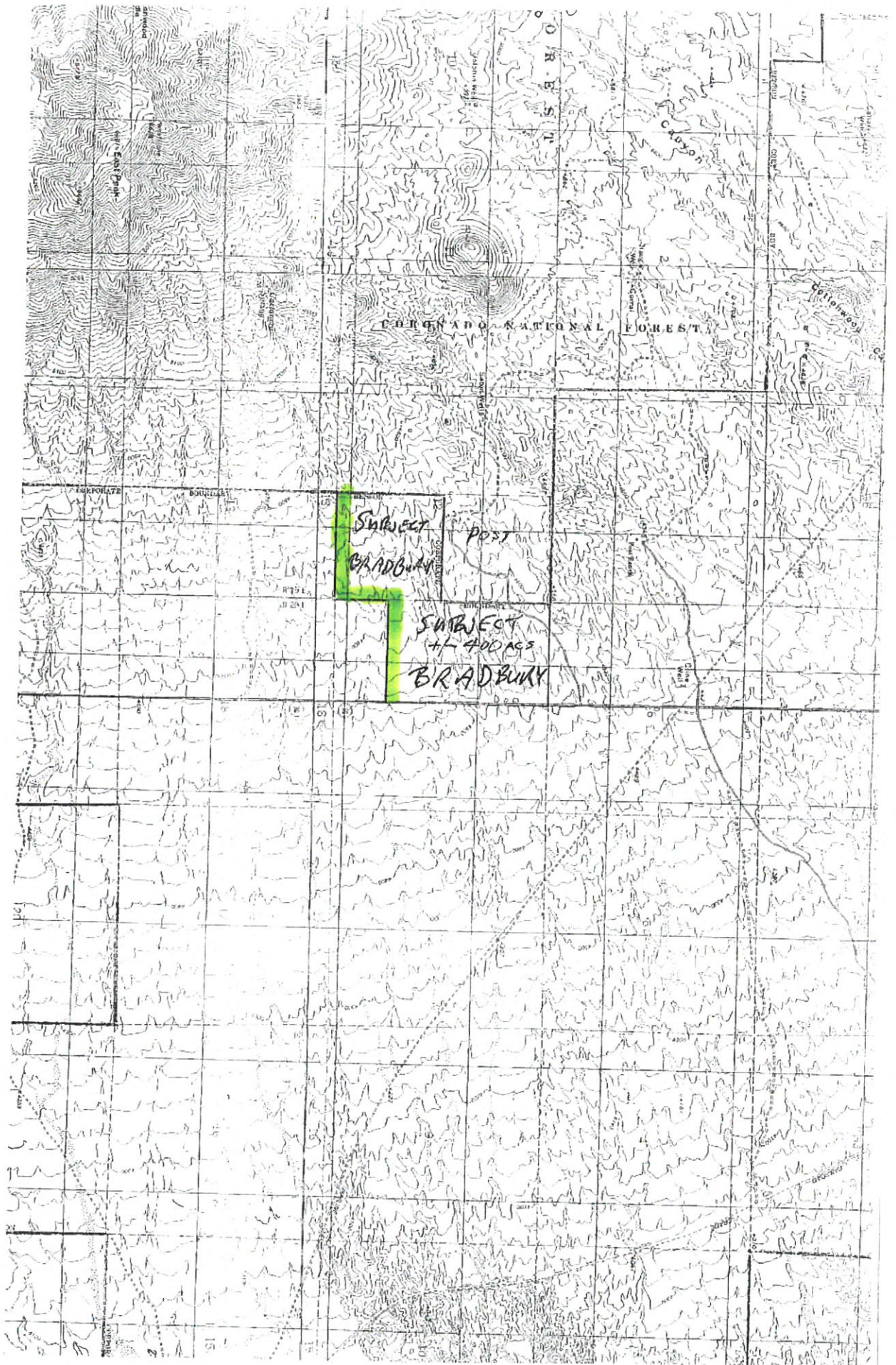
ATTACHMENT F - 71





36 HESCAL  
LEXHAM - SUBDIVISION - EASEMENT DRAWING

received 5/4/15







DATE: November 7, 2012  
TO: Mike Turisk, Planning Manager  
Cochise County Community Development  
Department  
RE: Docket: S-12-01-J6 Ranch Conservation  
Subdivision Concerns/Questions for  
Plat of Neighborhoods 1,2,3 to be reviewed  
November 15th, 2012.

Dear Mike:

The J-6/ Mescal Community Development Organization has been eagerly awaiting this first plat submittal which is the trigger for public vehicular access to be identified before its approval (See October 25, 2011 Minutes, page 6). We wish to highlight once again the importance to the community that this stipulation be met.

We are attaching a letter written by Mescal-J6 Fire District to the Forest Service regarding the importance of having the forest service roads remain open on the north face of the Whetstone for wildlands operations. At minimum, there should have been emergency vehicle access identified through the site to the upslope area.

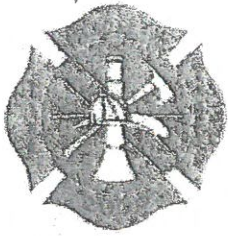
We strongly encourage P & Z to contact the Fire Chief at Mescal-J6 Fire District before this process proceeds. We are aware he has been off site so has not been able to review the plat map. We would greatly appreciate a fire suppression expert to look at the 50' radius- cul-de-sacs that include an island in the center. Do these islands significant impact functionality of those turning areas for multiple large emergency vehicles? The Fire Chief has specified that Cul-de sacs should have a 96' diameter.

How will fire suppression, emergency rescue services, or evacuations be impacted with only 10' wide travel lanes leading into the cul-de-sac areas? The width of the travel lanes where J-6 is divided is only 14'. The Fire Chief has mentioned in the past that community roads or travel lanes should be not less than 20' wide.

How will entry driveways be regulated to allow for all weather access and to support the weight of the heavy engines and tenders? For example, Lots 7, 8, and 2 have entry roads to the building envelope that pass through significant washes. Several driveways appear to be greater than 200' in length and Lot 8 nearly 800'. Again, we would like a fire suppression expert to weight in as to how defensible these houses would be, if special considerations must be given to driveway construction or building materials used. If upgrades to fire equipment are necessary due to length of hose, size pump required to supply a sufficient stream of water, then these considerations will be important in the future growth plans of the District and any service contract between the Developer and our tax-supported department.

We were unable to find a notation as to where the sources of emergency water will be located. Will this be off-site? No symbol for hydrants appeared in the legends.

We would greatly appreciate someone explaining how 42 lots are being developed on this 80 acre parcel. We would also like a an explanation of the SF notations under each lot number. Do these numbers reflect the footprint information provided in their Sustainability Plan submitted to P& Z - 1) building envelopes shall not be more than 15,000 square feet for 1 acre lots and 25,000 square feet for 2 acre lots, and 2) site coverage shall not exceed over 25% of the total lot area. At what stage of the process does accurate representation and square footage get recorded for the building envelope on each site? Item 1 was included in the General Notes. Why wasn't number 2? We look forward to hearing from you. We are sincerely interested in having our questions answered. Respectfully submitted, Mary McCool, Chair



# MESCAL - J6 FIRE DISTRICT

448 N. Warren Road, Benson, Arizona 85602

Chief Bernal: 520-221-1667 Secretary/Administration: 520-647-3585  
cbernal@mescalj6fd.com secretary@mescalj6fd.com

July 15, 2011

Community Development Department  
1415 Melody Lane  
Bisbee, Arizona 85603

Attn: Beverly Wilson

Re: Transmittal Letter for Docket Z-11-06

As Fire Chief of Mescal-J6 Fire District, I appreciate the opportunity to review and comment regarding the rezoning application submitted by Easter Mountain Ranch LLC.

Our Governing Board has adopted the 2003 International Fire Code with Appendix A,B,C,D. Although fire protection provisions are primarily discussed during the tentative plat process, it is important for the District to know that both the developer and the County are considering the financial assurances for the following if the rezoning is to be approved. In addition, the District is requesting that the subdivision be annexed into our service area.

I have listed the following requirements that heavily contribute to life-safety and property conservation within and adjacent to the Mescal-J6 Fire District.

1. Emergency Access:

- A. Fire apparatus access roads shall be unobstructed width of not less than 20 feet.
- B. Fire apparatus access roads shall be designed and maintained to support the imposed loads of fire apparatus (75,000 lbs) and shall be surfaced so as to provide all-weather driving capabilities.
- C. Cul-de-sacs shall have a 96' diameter.
- D. Minimum width of subdivision gates: one entry/exit gate - minimum of 20'; if one gate for entry and second gate for exit - each gate a minimum of 12'
- E. Gate controls must include a combination of several of the following: a key pad, an opening device that responds to a siren or yelp audio signal, and a Knox Box Rapid Entry System.
- F. A secondary entrance/exit road even if it is restricted to emergency use.
- G. Access to the forest to support wildland-urban interface fire suppression.

2. Water Availability/ Hydrants:

- A. A water source that will provide a fire flow of 1,000 gallons per minute (gpm) for 2 hours.
- B. Street signs and significant water storage reservoir in place before combustible material arrives on site.
- C. Hydrants preferably spaced 500' apart with lines to be inspected before covered.

As with all future subdivision submittals within the J-6/Mescal/Skyline areas, please keep me advised of all opportunities to review plans and the associated hearing dates.

Respectfully submitted,  
Chris Bernal, Fire Chief

ATTACHMENT I - 94



# MESCAL - J6 FIRE DISTRICT

448 N. Warren Road  
Benson, Arizona 85602

Chief Bernal: 520-221-1667  
cbernal@mescalj6fd.com

August 7, 2012

Ms. Peggy Wilson  
Travel Management Project Leader  
Sierra Vista Ranger District  
5990 S. Hwy 92  
Sierra Vista, Arizona 85650

Dear Ms. Wilson:

On behalf of the Mescal-J6 Fire District, I wish to address several concerns regarding the proposed Travel Management Plan and decommissioning of roads within the north face of the Whetstone Mountain Range. Decommissioning existing roads could impact our delivery of services and impair the safety of our residents.

The Mescal-J6 Fire District borders the north facing aspect of the Whetstone Mountains. Over the last 5 years, we have had several calls to assist the Forest Service with fires in the Whetstone Mountains because we are the closest available resource.

The most recent was the Cottonwood Fire. The Fire District supplied a 3500 gallon tender with 2 personnel and a 5000 gallon pumpkin. Although this fire did not directly threaten the District because it stayed up high in the forested area, the District provided informational support to foothill residents inundated with smoke as the wind came in their direction.

The Mescal-J6 Fire District has been working closely with Cochise County Planning and Zoning as plans unfold for a 286 home subdivision at the base of the Whetstone Mountains near the old J6 Ranch House. The District has specified fire suppression requirements needed within the subdivision, and has emphasized the importance of access to the forest. In case of a fire starting in the Whetstone Mountains and spreading towards that subdivision, existing roads can serve as anchoring points for burn-out operations or holding features to stop the spread.

I urge you to allow the Mescal-J6 Fire District access to the north facing aspect of the Whetstone Mountains by keeping the existing roads opened. This will ensure that we have the best opportunity to suppress any wildland fires that start and threaten our District.

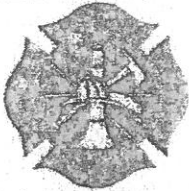
Thank you for your time and consideration on this matter.

Sincerely,

Mark Lee, Boardchair  
Mescal-J6 Fire District  
boardchair@mescalj6fd.com

ATTACHMENT I -75





## MESCAL - J6 FIRE DISTRICT

448 N. Warren Road  
Benson, Arizona 85602

Mark Lee 520-221-0763  
boardchair@mescalj6fd.com

November 14, 2012

Community Development Department  
1415 Melody Lane  
Bisbee, Arizona 85602

Attn: Mike Turisk, Planning Manager

As Boardchair, I am resubmitting our Fire Chief's previous letter dated July 15, 2011. At that time, we knew the letter addressed fire protection provisions that are usually discussed during the tentative plat process. It was our intent that Planning and Zoning and Developers be aware of our concerns at the earliest opportunity.

Our Fire Chief is currently out of the office but our fire district does not want his comments to be lost. We do wish to note one change to paragraph two in the Chief's letter. Since protection will be needed from our Department, we will need to have further discussion with the developers to determine if annexation or a service contract is in the best interest of the District.

If you have any questions, please feel free to contact me at the number above.

Sincerely,

Mark Lee, Boardchair  
Mescal-J6 Fire District

ATTACHMENT I -76



# MESCAL - J6 FIRE DISTRICT

448 N. Warren Road  
Benson, Arizona 85602

Mark Lee 520-221-0763  
boardchair@mescalj6fd.com

Community Development Department  
1415 Melody Lane  
Bisbee, Arizona 85603

Attn: Beverly Wilson

RE: 2nd Tentative Plat Review, J-Six Ranch, Docket S-12-01

Dear Ms. Wilson:

The Mescal J-6 Fire District is a small volunteer Fire District and planning of a gated community is new ground for us. With that said, we are both eager and anxious to start dialogue with the Cochise County Community Development Department and the J-6 Ranch Subdivision Management Teams.

The Mescal J-6 Fire District respectfully submits the following comments in regards to the above referenced project.

Mescal-J6 Fire District currently plans to annex the Easter Mountain Ranch subdivision as outlined in the Cochise County Subdivision Regulations, Section 411.01 A. As we plan for providing Fire Suppression and EMS Services to residents within this gated community, it is imperative that we address several design elements directly with the developer before this Platt moves forward.

The State of Arizona implemented the 2003 International Fire Code, via Section R4-36-01 of the Arizona Administrative Code: Incorporation by Reference of the International Fire Code. This code specifically states: "Unless otherwise provided by law, any person residing, doing business, or who is physically present within the State of Arizona shall comply with the provisions of the International Fire Code (2003 Edition) including D102.1 and D107.1 of Appendix D and all provisions of Appendices B,C,E,F and G,..... "

Throughout Chapter 5, authority is given to the Fire Code Official in the jurisdiction to change multiple minimum access requirements. The Tentative Plat Review process is a critical opportunity to assure that adequate consideration is given to elements significantly impairing the department's ability to protect loss of property and life. We would greatly appreciate P & Z encouraging/supporting direct communication between the developer and the District at this time.

Additionally, we request that the developer describe fire protection provisions during the tentative plat as specified in Section 411.01 E of the Subdivision Regs. The Plat, at a minimum, should describe the total fire flow necessary and how they plan to meet this need. The Plat should also describe the size and location of the storage tank, well, any booster stations necessary, etc. We understand the actual spacing of hydrants, water main size, etc. will be included later in the water plan.

At minimum, we require a description providing similar information as was required for the 2<sup>nd</sup> Tentative Plat for Mescal Ranch:

"...adhering to nationally recognized standards of meeting the International Fire Code, 2003 Edition, it is presumed that the Mescal Ranch development will provide a fire flow of 1,000 gallons per minute (gpm) for 2 hours. This equates to 120,000 gallons of required storage for fire flow demand. The total storage capacity of the development will include 120,000 gallons for fire flow plus the average day demand (ADD) for all of the units (or 74,000 gallons per day (gpd)). This results in a reservoir the size of 200,000 gallons. This reservoir will be located at the intersection of Mescal Road and Scott Lane. The design will provide a separate fire connection hook-up for filling the fire tanker trucks at this site."

We look forward to engaging in important dialogue with the developers to plan for the delivery of quality services to make this a model subdivision.

Sincerely,

Mark Lee, Boardchair  
Mescal J-6 Fire District  
[boardchair@mescalj6fd.com](mailto:boardchair@mescalj6fd.com)  
Cell: 520-221-0763



Date: October 8, 2013

To: Mr. Larry Anderson and Project Planner Mr. Jim Lynch

Reference: Morning meeting to discuss 6 – J Ranch Project proposal

I was asked by Larry Anderson if I would help in determining what was needed for the 6 - J Ranch Project near Mescal, AZ, for the Mescal Fire Department. After reviewing the plans I determined the minimum requirements for fire-flow utilizing the International Fire Code, 2003 edition, needs as follows:

- Minimum fire-flow for one and two family dwellings shall be 1,000 gallons per minute (GPM) provided the structures do not exceed 3,600 square feet. (International Fire Code (IFC), 2003 edition, Appendix B, Section B 105, B 105.1) If the fire-flow calculation area excess of 3,600 square feet shall be not less than that specified in Table B 105.1 (1,500 GPM).
- Exception: A reduction in required fire-flow of 50% as approved is allowed when the building is provided with an approved automatic sprinkler system.
- Fire hydrant spacing shall be 500 feet. (IFC, Appendix C)
- Required to engineer size of storage tank to accommodate the required fire-flow requirements for the 6 –J Ranch Project as a stand-alone system. (Note: there are other parcels that boarder this project for the possibility of future build-out.)
- In reference to fire apparatus access roads shall be required to use IFC Appendix D, including the dead-end fire apparatus access road turnarounds. Depending on the radius required for apparatus the island may be required to be removed from plan.
- I took the liberty in marking the plans for locations of fire hydrants. Note: In some cases the separations between hydrants may be greater than 500 feet to help the developer in costs associated with infrastructure, while still maintaining adequate fire-flow needs for the fire department.

In my opinion, due to the remote location of the project and the time required to assemble the volunteers to respond and arrive in case of a fire, the best solution would be to install automatic sprinkler systems in each dwelling. The home owner can see a 5% to 10% reduction in their homeowners insurance. The Contractor can reduce the required fire-flow minimum of 1,000 GPM's to 500 GPM's with the sprinkler systems installed. This in turn will lower the costs for sizing of water supply lines—infrastructure and more importantly, save the structure from severe fire damage to fire, as the sprinkler home in most cases would have extinguished the fire before the fire department arrives utilizing one or two sprinkler heads. (Note: ONLY the sprinkler head directly above the fire will open and discharge water to extinguish the fire; NOT the entire house's sprinkler heads) As an additional note, the 2012 edition of the IFC now requires automatic sprinkler systems, shall be installed for all structures.

Respectfully,

David R. Stone  
Retired Fire Marshal



## Sulphur Springs Valley Electric Cooperative, Inc.

A Low Voltage Electric Cooperative



DATE: July 1, 2014  
PROJECT: CCP&Z #S-12-01  
NAME: J-Six Ranch  
LOCATION: F0529  
E2W2 Section 29 T17S R19 E  
AREA: J-Six Ranch Road, Benson Az

### REVIEW OF SUBDIVISION PLAT --- NOTES AND COMMENTS

- Streets are private.
- No dedication statement on plat included for review
  - Unable to determine if private streets will be dedicated for use by utilities.
  - If they are not, recommend that the plat include an easement to get from potential delivery point located at the Northeast corner of subdivision to cross J-Six Ranch Road so that service can be delivered to lots located on the West side of said road.
- CCR's not available
  - Unable to determine if electric lines for this subdivision are restricted to underground or overhead.
- 10' Utility Easements located along all lot lines that are adjacent to private streets except for lots located along the East line of J-Six Ranch Road.
- SSVEC single phase primary OH line located along the East boundary of Subdivision.
  - Line meanders along the entire length of the boundary with a portion located inside subdivision perimeter and a portion located outside the subdivision perimeter.
  - Upon researching SSVEC records, no easement document could be found for existing poles
  - Recommend that the plat include an easement of 20.00' along this boundary to accommodate the existing line.

Ruth Bigelow  
Right-of-Way Agent

ATTACHMENT K - 79